

Welcome to our  
Display Homes

WALLIS  
CREEK



# Experience the Hudson Homes difference

**We have a simple mission: to design and build quality homes for a new generation.**

Based upon our most fundamental philosophy that homes are 'made for living', we aim to create homes that celebrate life. And since life revolves around the home, we understand the responsibility that comes with delivering the most important home ever built. Yours.



## FIXED PRICE GUARANTEE

Your price will be absolute and final. No hidden extras. No surprises. Just one fixed price.



## TIME FRAME GUARANTEE

Completed on time as per your contract or we will pay YOU for every day it runs over.



## VIRTUAL TOURS

Experience all of our display homes through our 3D and video virtual tours.



## OVER 200 FLOORPLANS

Discover our full range online and find a design as unique as your family.



## QUICK QUOTE

Get a FREE quote emailed to you via our online Quick Quote. Visit [hudsonhomes.com.au/quickquote](https://www.hudsonhomes.com.au/quickquote)



**FINALIST**

2015 HIA Hunter Region  
Display Home  
\$320,001 - \$350,000

TIFFANY 24  
PAVILLION FACADE  
H2: DESIGNER INCLUSIONS



4



2



2



2



# INTRODUCING Tiffany 24

PAVILLION FACADE  
H2: DESIGNER INCLUSIONS



4



2



2



2

MINIMUM LOT WIDTH

**17.31m**

Subject to Council Conditions

## THE TIFFANY IS PERFECT FOR



Large block



Knock-Down, Rebuild



Big families



Entertainers



Growing families



Home theatre option



Home office option



Scullery included





***tif-fa-ny:***  
protected by its very  
own colour trademark  
and not generally  
made available for  
use, this light medium  
robin egg blue  
colour is often a very  
welcomed gift



The Tiffany delivers class, elegance and style in one complete package. With its wide street frontage and generous kitchen, dining, family and alfresco areas, this home offers a beautiful and functional charm that is characteristic of much larger homes.

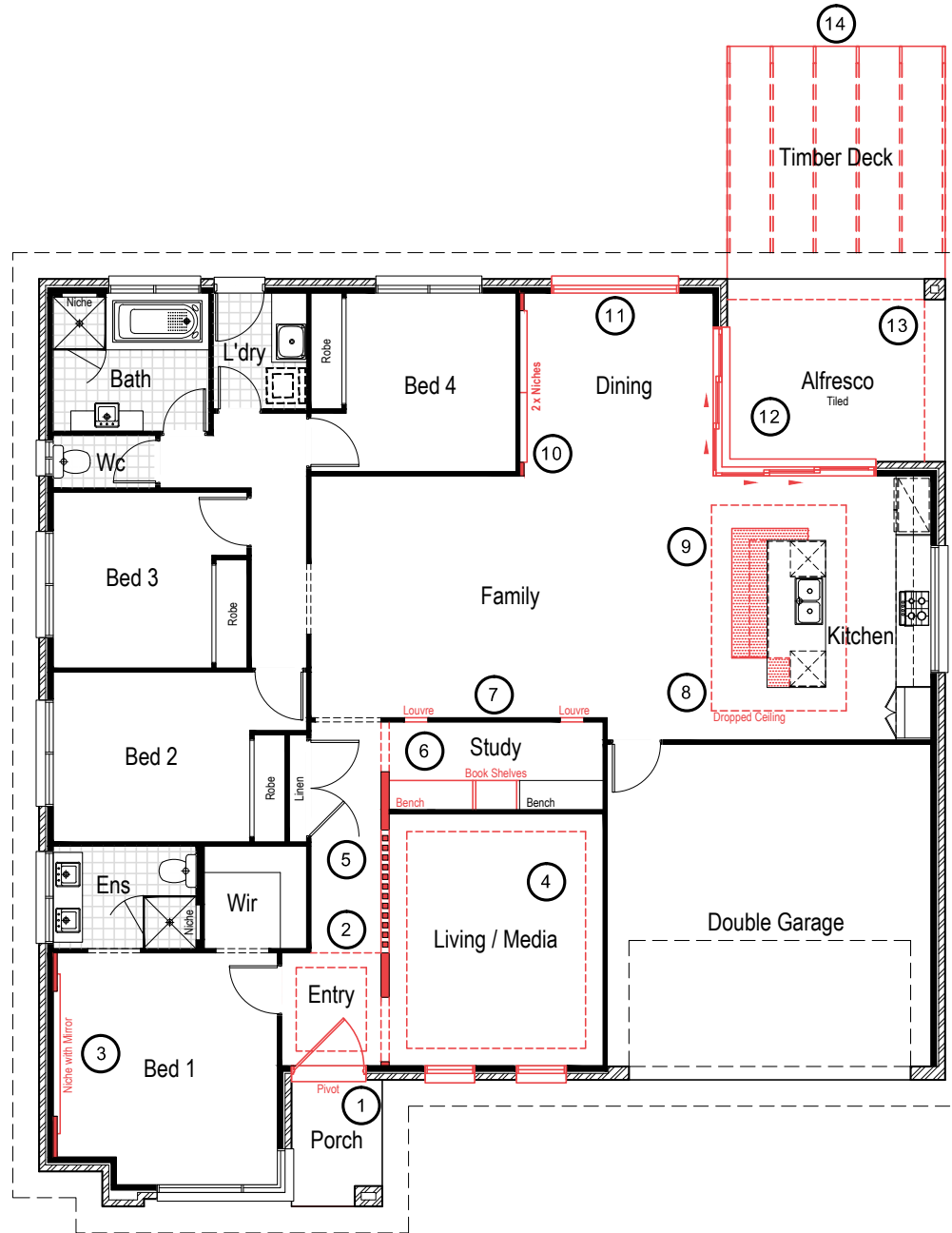
# TIFFANY 24 ON DISPLAY

Other sizes available

22

27

29



Living area  
173.86 m<sup>2</sup>



Garage  
34.87 m<sup>2</sup>



Alfresco  
10.87 m<sup>2</sup>



Porch  
2.93 m<sup>2</sup>



Overall width  
15.47 m



Overall length  
15.90 m



Total area  
222.53 m<sup>2</sup>

## HOME PRICING

Design	Tiffany 24	\$ 271,300.00
Facade	Pavillion	\$ 13,500.00
Inclusions	H2: Designer	\$ Included
<b>Total Price</b>		<b>\$ 284,800.00</b>

## OPTIONAL UPGRADES ON DISPLAY

SHOWN IN **RED** ON FLOORPLAN

- ① 2340mm high x 1200 wide stained pivot entry door with translucent glazing and pull handle
- ② Bulkhead feature to entry foyer
- ③ Niche to bedroom 1 with stained timber trim and bronze tinted mirror
- ④ Bulkhead feature to living/media room
- ⑤ Stained timber screen feature to entry hallway (including wall thickening)
- ⑥ Additional bench and bookshelves to study
- ⑦ Two stained timber louvre screens to study/family wall opening
- ⑧ Dropped ceiling feature over kitchen island bench
- ⑨ Laminated breakfast bar bench and open shelving to kitchen island
- ⑩ Two niches to dining room with stained timber trim
- ⑪ Two feature windows to dining room
- ⑫ 2300mm high corner stacker doors to alfresco with fibre cement infill over doors

- ⑬ Stained Tasmanian Oak timber lining boards to internal face of alfresco beams and infill above door
- ⑭ Timber deck extension to alfresco including painted timber pergola and timber decking in lieu of tiles
- 15 2740mm high internal ceilings in lieu of 2590mm ceiling height
- 16 2340mm high internal doors
- 17 2340mm high sliding robe doors
- 18 Designer robe fit-out to walk-in robe and all bedroom built-in-robos
- 19 LED downlights to living areas, hallways and bedroom 1
- 20 Three pendant light fittings above kitchen island
- 21 Six external light fittings to front and rear
- 22 Ceramic tile finish to study area in lieu of carpet
- 23 Displayed tile selection upgrades are subject to product availability
- 24 Upgrade brick to entire house



**LOOKING FOR SOMETHING DIFFERENT?**

Ask us how we can customise another design to create *your* new home.



### **Head Office**

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**[hudsonhomes.com.au](http://hudsonhomes.com.au)**

Let's be friends



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