

HUDSON HOMES

House Only



CLASSIC PLUS

Watagan Park Estate

6211 Proposed Road Cooranbong
NSW 2265

Starting From

\$528,900

Land Size: 536.0 m² Land Price: N/A

6
 3
 2
 266.7 m²

CAROLINA 29

The Carolina is an easy living home design that brings a sense of peace and serenity to any family. This is a home that never leaves you wanting more ... with its vast living and entertaining spaces and generous floorplan, every member of the family is sure to feel right



H1: Smart Inclusions Package

Home + Land: Bonus

See next page for details

House Length	19.79m
Garage	8.27m
Living Area	219.52
Garage	33.17
Alfresco	9.45
Porch	4.56

Our Guarantees

At Hudson Homes we understand the importance of time and money. And since delivering upon our promise to you is at the heart of everything we do, every customer is offered peace-of-mind and security with our **quality build guarantee** and our **time frame guarantee**.



24-05-2025

ENQUIRE NOW

GREGORY WARD

0483950830

greg.ward@hudsonhomes.com.au

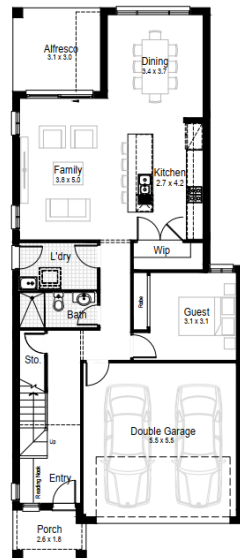
Indicative only



SPECTRUM
DESIGN STUDIO

COMPLIMENTARY CONSULTATION

Includes a free personal
home consultation with
a professional designer



Ground Floor



First Floor

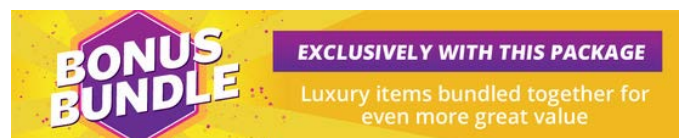
H1 H1: Smart Inclusions Package

- House facade as nominated
- Split System A/C
- Site costs and BASIX requirements
- Full lined kitchen cabinetry with overhead cupboards and bulkhead
- Laminate bench tops with rolled edge finish
- QUALITY appliances - stainless steel oven and cooktop, recirculating slide-out rangehood & dishwasher
- Contemporary floating style bathroom vanity and mirror, tiled splashback & 1675mm acrylic bathtub
- Sliding doors to built-in wardrobes
- Ceramic tiles to bathrooms, laundry, entry, family, kitchen and meal areas
- Carpet to all other internal areas
- 2440mm ceiling heights for single storey
- 2590mm ceiling heights for double storey (Ground floor only)
- Paint system to ceilings and walls
- Automatic garage door with 2 remotes
- Oyster style light fittings throughout
- Fully finished tiled outdoor alfresco
- Slimline water tank



Home + Land: Bonus Bundle

- 20mm Stone benchtops to Kitchen
- 2590mm ceiling heights (Ground Floor Only)
- Night / Day ducted Air Conditioning
- Coloured concrete driveway
- Laminate Floors to Entry / Hall / Kitchen and Living areas
- Dishwasher
- Microwave
- Ducted Rangehood
- 900mm wide Appliances



No Other Bonus Packages Applicable to H&L Packages



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Terms and conditions apply. Images are indicative only. Floor plans based on Classic facade and will adjust for alternatives. Standard included site costs are for a cleared residential site up to 450m2, with up to 1 metre fall across the building platform, M class slab and with all services available at site boundaries (excludes battle-axe and rural sites). Home and Land packages are subject to developer design and statutory authorities' approval. Additional allowances may be required for an individual lots or housing estates. Package pricing does not include stamp duty, legal fees or other costs that may be incurred with the purchase of land. Photographs and other images used within marketing material may show fixtures, fittings or finishes which are not supplied by Hudson Homes, or which are only available in some designs or when selected as additional upgrades. Please speak to a Hudson Homes New Home Consultant who is able to provide a building contract that specifically outlines the fixtures, finishes and features that you will receive, and selections from the builder's standard range. Hudson Homes agrees to complete construction of the home on time as specified in the signed HIA agreement (subject to any inclement weather, holiday period closure or other permissible time extensions that are beyond our control). Hudson Homes reserves the right to alter any advertised price without notice. Other promotional offers by Hudson Homes are not applicable unless specified. All plans and images are copyright of Hudson Homes Pty Ltd ABN 92 623 431 685, Builders Lic: 15078318