

MARIAN'S
MANA

NOLAN



153 CENTRAL AVENUE
LOT 5 | EUREKA



3



3.5



1



168m²

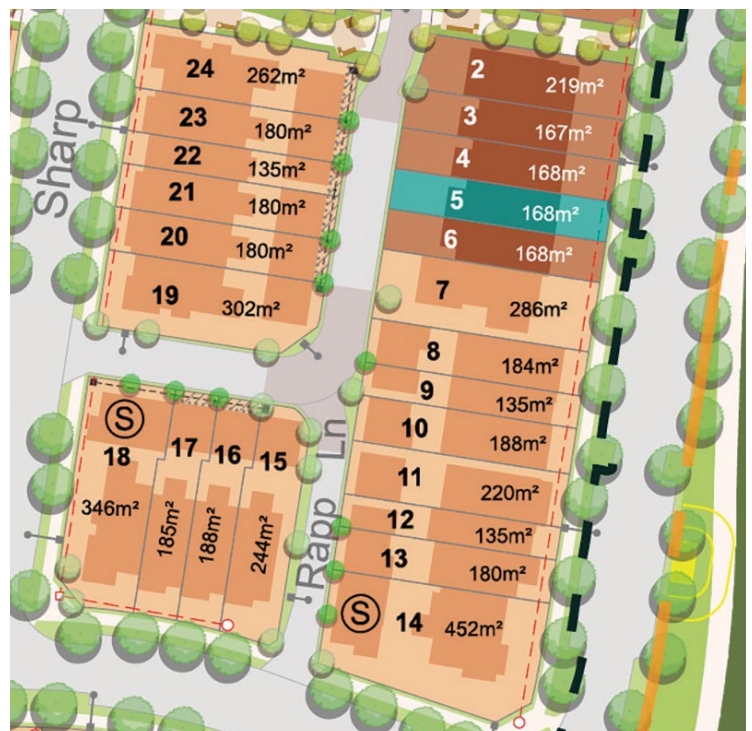


231.4m²

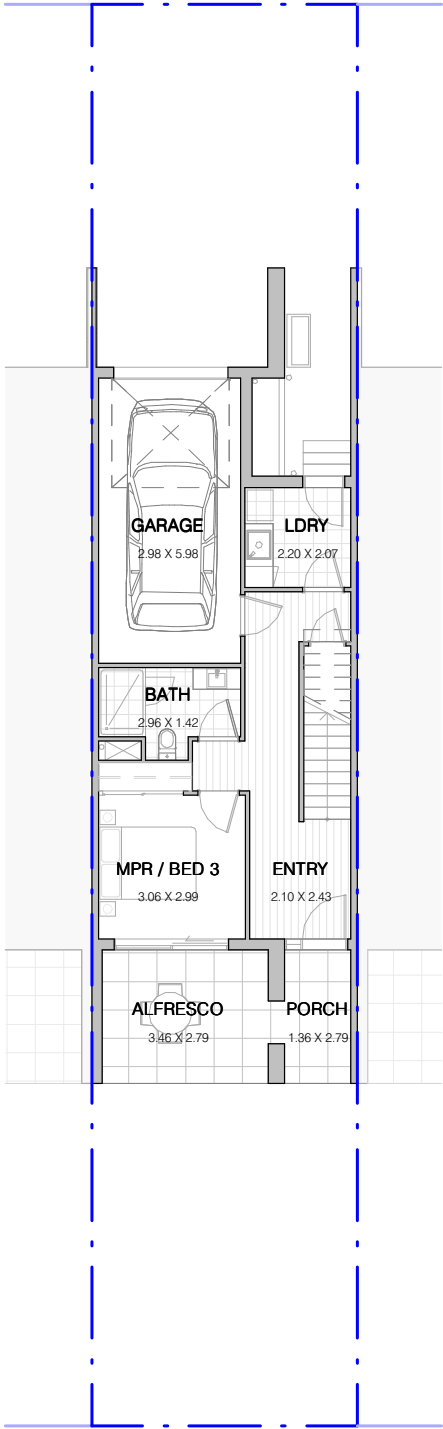
INCLUSIONS

Internal Colour Scheme: Cove

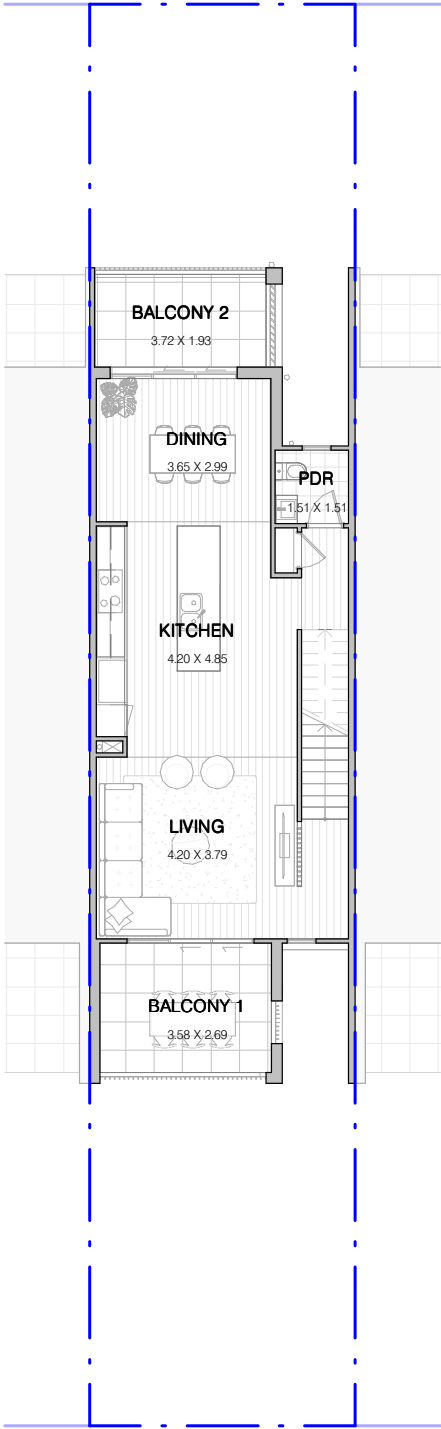
- Turnkey dwelling including landscaping, feature masonry and palisade front fence, side boundary fencing and letterbox
- 2740mm high ceilings to ground and first floor with increased doors
- SMEG 900mm appliances including integrated dishwasher and rangehood
- LED downlights throughout
- Upgraded 40mm stone benchtop to kitchen with standard in bathroom
- Hybrid timber floor to main living areas with upgraded carpet to remaining areas
- Full-height tiling to ensuite with double vanity
- Square-set cornice to ground floor and first floor
- Ducted air-conditioning throughout
- Laundry with built-in joinery



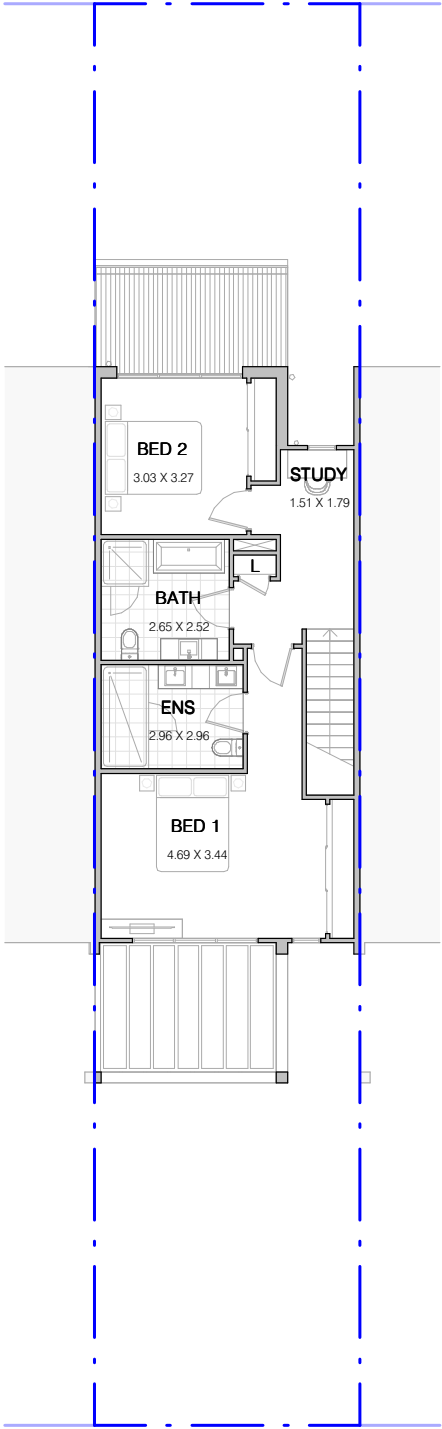
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

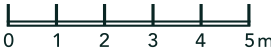


FLOORSPACE AREA

Ground Floor	65.5m ²
First Floor	65.8m ²
Second Floor	65.2m ²
Porch	4.6m ²

Balcony 1	8.0m ²
Balcony 2	11.2m ²
Alfresco	11.1m ²

Total Floorspace	231.4m²
Total Lot Areas	168.0m²



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