



**93C CRANHAVEN ROAD, Langwarrin**



**7 STAR HOUSE FROM \$875,000 NO STAMP DUTY FOR FHB**

**4** **2** **2** **455 m2**

**HOUSE IS YET TO BE CONSTRUCTED**

6 MONTHS CONSTRUCTION TIME

LAND TITLE EXPECTED IN AUGUST 2025

HOUSE AND LAND

LAND SIZE 455 SQM

BUILD SIZE 208 SQM / 22.5 SQUARES

LAND IN PREMIUM LOCATION

- DOUBLE GLAZING WINDOWS
- 40MM STONE TO KITCHEN
- 20MM STONE TO BATHROOM & ENS
- ESTATE GUIDELINES TO BE CONFIRMED
- ROOF TILES
- 900MM APPLIANCES
- DISHWASHER

**Price** \$875,000 NO STAMP DUTY FOR FHB

**Property Type** Residential

**Property ID** 6957

**Land Area** 455 m2

**Floor Area** 208 m2

**Agent Details**

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**Office Details**

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- FLOORING THROUGHOUT
- HEATING AND COOLING
- DOWNLIGHTS
- FLYSCREEN TO WINDOWS
- FLY SCREEN SLIDING DOORS
- BULKHEADS TO KITCHEN CABINETS
- CAPPED REFRIGERATED WATER POINT
- DRIVEWAY , FENCING
- TILED SHOWER BASES
- PLUS MUCH MORE



BOOK IN AN APPOINTMENT TO VISIT DISPLAY TO GET A FULL BREAKDOWN OF INCLUSIONS AND EXCLUSIONS.

\*Land is available at the time this publication was advertised. Kindly enquire with agent for availability. The price does not include transfer duty, settlement costs, community infrastructure levies imposed, or any other fees or disbursements associated with the settlement of the land. Building Construction price is subject to additional design guidelines & travel when applicable. Base price includes standard brick façade. Price/information is subject to change without notice. Images are for illustration purpose only and house is to be constructed.

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