



Swell
Woolgoolga



5 3 2

Lot 29 Reflection Crescent, Swell Woolgoolga



Turnkey House & Land Package \$1,165,000*

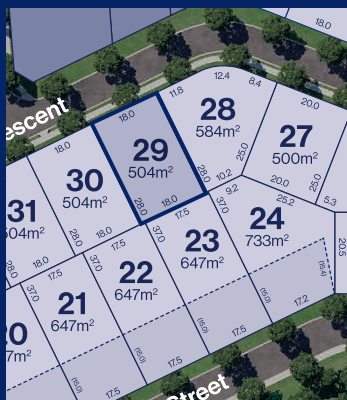


Artist impression indicative only.

A family home to be enjoyed by all with living seamlessly extending via stacker doors to your covered, outdoor summer lounge. You'll love the well-appointed master, separate guest bedroom and spacious media room.



Parklane 31



Lot 29 **504m²**

Lot Frontage **18.0m**

Floor Area **231.25m²**

- ✓ 'Seaspray' facade, pictured (other facades available)
- ✓ Colorbond roof
- ✓ Luxury upgrade package including ducted air-conditioning and stone benchtops to kitchen and bathrooms
- ✓ Entertainer's kitchen with island bench, double bowl sink, soft-close joinery & stainless steel Westinghouse appliances
- ✓ Quality bathroom inclusions including freestanding bathtub
- ✓ Master suite with ensuite and huge walk-in robe
- ✓ Quality floor coverings throughout
- ✓ Energy-efficient LED lights throughout
- ✓ Fan to outdoor summer lounge
- ✓ Instant gas hot water
- ✓ Full size laundry with outdoor access
- ✓ Sectional automatic garage door
- ✓ 3,000L Colorbond slimline water tank
- ✓ Choice of exposed aggregate or coloured concrete driveway
- ✓ Move-in ready including landscaping, turf, fencing, plants, clothesline, letterbox, insect screens & window coverings.

To secure this home, contact Swell's project sales team:
1800 961 021 | swellwoolgoolga.com.au

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partners**



CLARENCE PROPERTY

*Availability & price correct at time of preparation, subject to change. Areas subject to survey. Home build subject to council approval. Information, images, plans, dimensions, specifications, inclusions, landscaping and materials are indicative only and may change without notice. The developer, agent and builder will not be liable for you relying on this document. Refer to the separate contracts of sale for land and building for details. Purchasers should seek their own legal and financial advice.

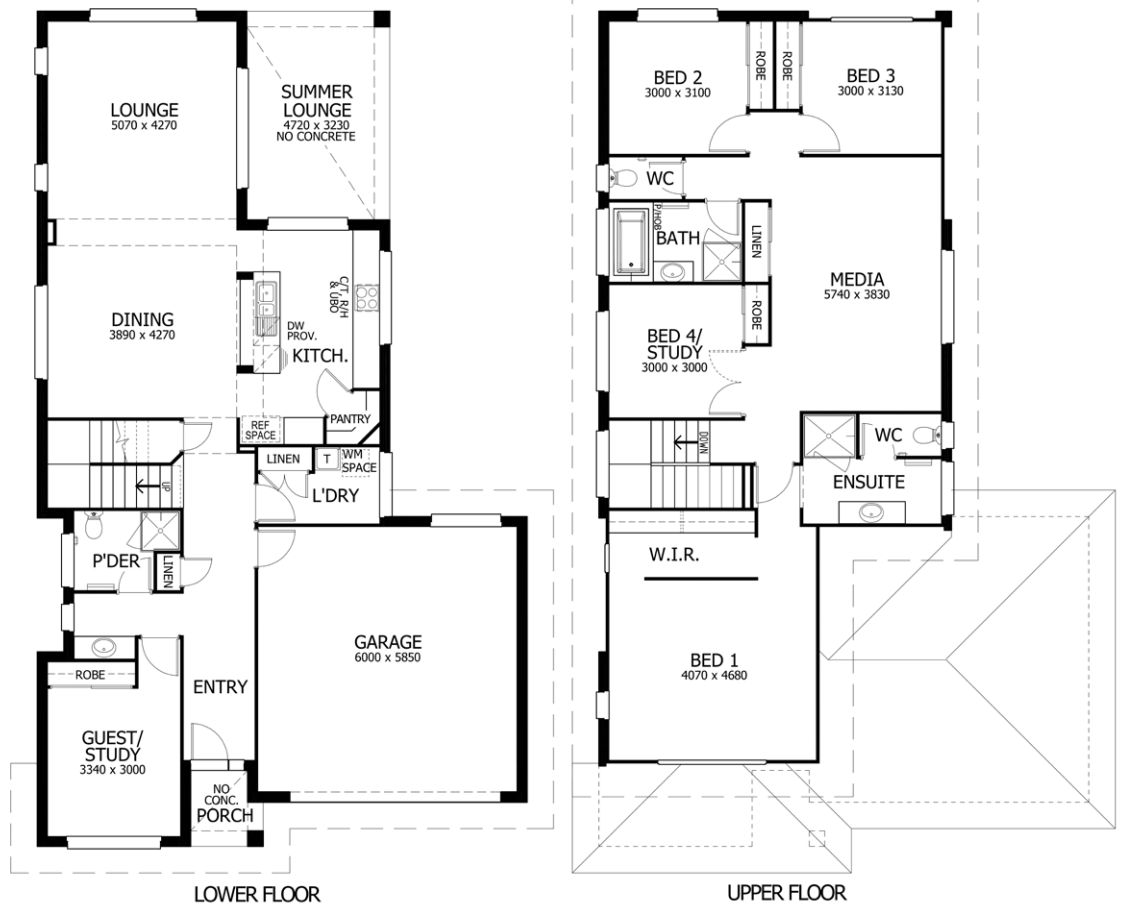


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Commence construction mid-2026.



Parklane 31

Living - Ground	110.96 m ²
Living - Upper	119.46 m ²
Garage	38.76 m ²
Al fresco	15.25 m ²
Porch	2.57 m ²
Total Floor Area	287.00 m²

You'll love living an active and connected lifestyle in your brand new home at Swell.

This modern family home and facade can be customised to your own needs, budget and architectural taste, or it can be built on other homesites for sale in Swell (subject to land availability, and any builder variation costs).

Lot 29 is available as land only for \$530,000*.

To secure this house and land package, contact Swell's project sales team on **1800 961 021**.



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DISCLAIMER: Home to be built by Perry Homes on land separately delivered by Clarence Property. Details believed to be correct at time of preparing subject to builder's disclaimers and product availability. Purchasers must refer to inclusions and conditions contained in the respective Contracts of Sale. The contents of this brochure have been produced prior to completion. Information including plans, images and artist impressions are intended as a guide only. The information, dimensions, specifications, inclusions, landscaping and materials may be changed without notice. Plans indicative and not to scale. The developer and its agents will not be liable for you relying on information contained in this document. Purchasers should seek their own legal and financial advice. Areas are indicative and subject to final survey. Whilst all details have been carefully prepared and are believed to be correct at time of printing, no warranty can be given either expressly or implied by the vendor or their agents.