



Artist's impression of the Lupus



## Sherwin Rise

Off Market

From \$750,000

 2.5  2  2







LUPUS | 40 Chetwynd Grove - Wollert - VIC

 166.42 m<sup>2</sup> Floor Area

### New Release - The Lupus

Experience the charm of this newly released floorplan with a spacious open-plan living arrangement that combines contemporary style and modern elegance, perfect for low-maintenance living. The Lupus includes a modern kitchen with Fisher and Paykel appliances, a butler's pantry, and Caesarstone benchtops. The private master bedroom features a large ensuite and walk-in robe, and there is a separate study area that can convert into a third bedroom. Enjoy the spacious outdoor alfresco with an exposed aggregate finish, and a double garage with a separate storage/workshop area. Built to the gold standard of the Livable Housing Australia design standards, these brick veneer homes offer individual facades, soft-close drawers, a 2kW solar system, and at least a 6-star energy rating for efficiency and lower utility bills.

### Amenities

-  Air Conditioning
-  Alarm System
-  Brand new
-  Built In Wardrobes
-  Built-ins
-  Car Park/Car Space



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\*Photographs are for illustrative purposes. Some images may depict items not provided by Keyton within the units such as furniture and other decorative items.

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 2.5  2  2



Area	m <sup>2</sup>	Squares
Living	116.01	12.4
Garage	36.02	4.1
Alfresco	10.8	12.1
Porch	4.31	0.4
<b>Total</b>	<b>166.42</b>	<b>19.0</b>

This is an indicative floor plan that may vary according to home location within the village/resort. The information, dimensions and specifications on this floor plan are believed to be correct but is not guaranteed and may change without notice. Any illustrations are an artist's impression only and subject to change. Keyton gives no warranty concerning the accuracy of the material or information displayed in this brochure and all such warranties (whether implied or otherwise) are excluded to the extent permitted by law. Prospective purchasers should make their own enquiries.