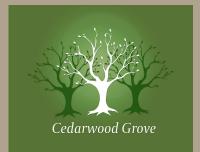


# THE CEDARS

### SURREY ST, BLAIR ATHOL



#### Surrey Street, Blair Athol

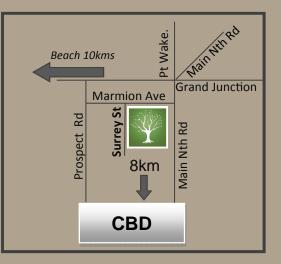
Located less than 8km's from the Adelaide CBD and just over 10km's to the beach. Close proximity to Main North and Prospect Road's which have major bus routes, regional & major shopping Facilities, restaurant's & the new Coopers Ale House. Adjacent to Gepps Cross School and public reserves



## **Contact Joanne Owen**

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**Disclaimer:** This development is subject to Council approval. This brochure is for illustration purposes only & is subject to change without notification. No responsibility will be taken for any omissions, errors or for any loss or damage caused by the use of this brochure. Single or double storey properties can be built on any of these allotments. Power, water & other forms of utility infrastructure may effect allotments. Plan is NOT to Scale. Prices subject to change without notification. E&EO. RLA185579



## THE CEDARS

#### Inclusions:

- To be built by Award Winning, Rossdale Homes
- Overlooking the Cedarwood Grove Reserve

- 2.7m (9ft) ceilings
- Split system air conditioning to Family Room
- Colorbond fencing between neighbours
- \_ . . . . .

- 2 Bedrooms
- 1 Bathroom
- Built in robes in both bedrooms
- Single Carport with roller door
- Additional car parking space alongside Carport
- Private rear yard
- Front tubular fence with pedestrian gate
- Linen cupboard
- Stainless steel kitchen appliances
- Soft close hinges to kitchen cupboards and drawers

- Paved area in back yard
- Laminate flooring to entry, living, kitchen & dining
- Carpet to bedrooms
- Landscaping to common areas with irrigation
- 1,000 litre water tank, plumbed to the toilet
- Vented skylight to Bedroom 2
- Digital ready heavy duty VHF/UHF antenna
- Light fittings
- Gas instantaneous hot water service
- Ceiling insulation R4.0 & external walls to living area R2.0