








# Brookwater 28 | Facade

						
Land Size <b>322.4m<sup>2</sup></b>	Total Area <b>256.96m<sup>2</sup></b>	House Width <b>8.39m</b>	House Depth <b>19.67m</b>	Bed <b>4</b>	Bath <b>3</b>	Car <b>2</b>



Lot 909 215 Eleventh Ave, Austral

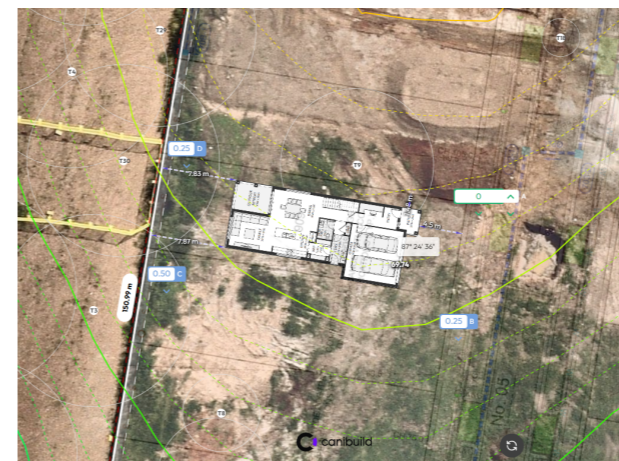
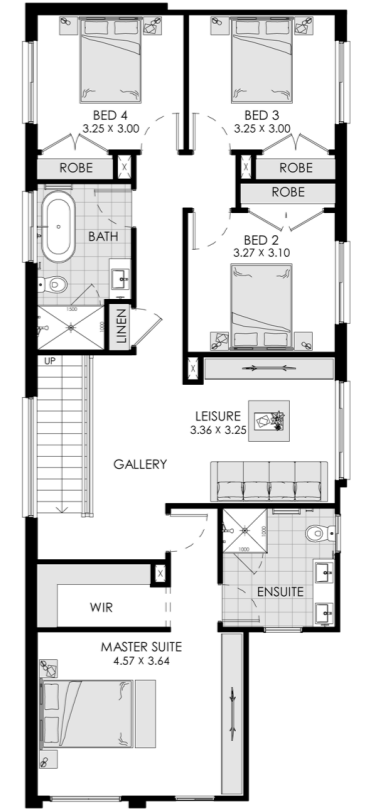
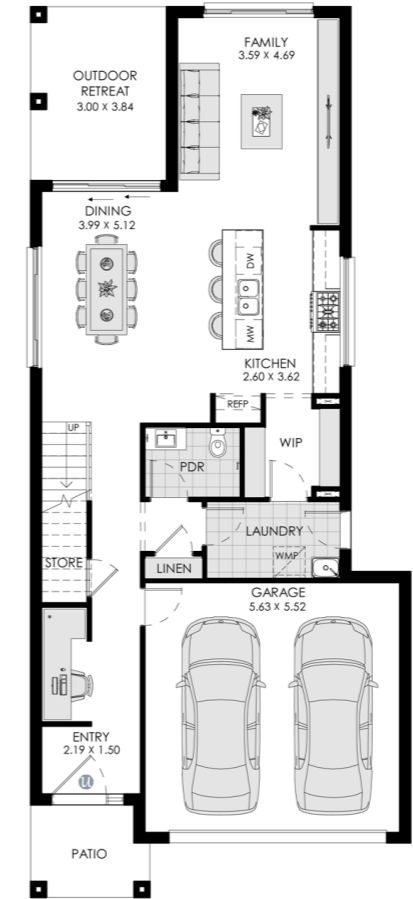
Registering in Q3 2026 Swift House and Land inclusions Package

Fowler Homes Turn Key Package includes Front and Rear landscaping and Driveway

HOUSE PRICE	LAND PRICE
<b>\$542,200</b>	<b>\$745,000</b>
PACKAGE PRICE	
<b>\$1,287,200</b>	

## SWIFT HOME & LAND INCLUSIONS

- ✓ Reverse Cycle Ducted Air-Conditioning
- ✓ 2600mm High Ceilings to Ground Floor
- ✓ 20mm Xenron Stone Kitchen Benchtop & Vanities
- ✓ Polytec laminate Kitchen cupboards from Matt range. Overhead kitchen cupboard bulkheads
- ✓ 900mm Haier appliances including dishwasher and built-in microwave
- ✓ White melamine shelf & chrome hanging rail to Bedroom robes & Cloak Cupboard (selected designs)
- ✓ Freestanding bath
- ✓ Aluminium framed flyscreens with nylon mesh to all openable windows
- ✓ 3.3Kw Solar with 3 KW Inverter
- ✓ Clipsal airflow ceiling fans to bedrooms
- ✓ Automatic Garage door opener to one Garage door with two remote handsets and one wall mounted button
- ✓ Patio and Alfresco under main roof
- ✓ Choice of Concrete Tiled or Colour Bond Roof
- ✓ 3 x Edmonds Supavent Whirly Birds and 8 CSR Bradford Poly eave vents
- ✓ Choice of Gas Hot water system or Electric hot water with heat pump
- ✓ Tiles to open living areas including under stair storage (subject to design) Selected from Fowler Homes builders range
- ✓ Tiles to porch and alfresco areas. Selected from Fowler Homes builders range
- ✓ Carpet to balance of the home including staircase. Selected from Fowler Homes builders range
- ✓ Fowler Home Landscaping and Driveway Package (Refer to promotional material)
- ✓ Fixed 7 Star Basix (Refer to promotional material)
- ✓ Fixed Price Site Costs Promotion (Refer to promotional material)
- ✓ Swift Home & Land Inclusions (See your Consultant or Fowler Homes website for full details)



**LUXURY**  
HOME & LAND SPECIALISTS  
*Unlock A New Way Of Living*

Exclusive Home and Land Package Conditions (Put & Call Option or Owned by Fowler Group or Exclusivity provided to Fowler Group by Developer) All images and illustrations are to be used as a guide only and may represent nonstandard or upgrade options that are not included in the package price. Land not supplied by Fowler Homes, land developer terms and conditions apply. Home and Land packages are only available for the specific lot and home advertised. The determined house siting on the lot is at the discretion of Fowler Homes only. Packages may change as a result of variations to the inclusions or specifications required by the purchaser, local authority, or local, state or federal law. Packages do not include stamp duty, legal fees or any other costs incurred with the purchase. Home and Land packages require an application for covenant and council approval and are therefore subject to approval prior to entering into a contract with Fowler Homes. Fowler homes is only responsible for the contract of the sale of the home only. Customers will be required to enter into a separate contract for the land component of the package with the relevant land developer. Home and land packages are only available to customers who make a deposit before or on the advertised timeframe, or at the discretion of Fowler Homes, and who enter into a final home building contract with Fowler Homes before or on the advertised timeframe, or at the discretion of Fowler Homes. Final costs, dimensions and inclusions may vary from the information provided and may be varied by Fowler Homes without notice. Fowler Homes reserves the right to withdraw any Home & Land Package at any time without notice. Fowler Homes reserves the right to withdraw any Home & Land Package if the land or home become available or sold. All Home and Land packages are not eligible to apply for advertised promotions where a home is purchased outside of any package arrangement. Any item not listed within our inclusions or facade descriptions will incur additional costs. Any items omitted by a customer from the inclusions will not be refunded, credited or substituted. Any item that appears in more than one set of inclusions, only one of these items will be supplied and no credits will be available. Unless noted otherwise, packages exclude, but not limited to: rock/ shale/sand excavation, acoustic/ bushfire/flood report and requirements, building adjacent or over sewers, landscaping, retaining walls, driveway, steps, landings and additional BASIX/NATHERS requirements. Packages are subject to land availability, land registration, statutory requirements and developer requirements. All drawings are for illustrative purposes and should be used as a guide only, it is the client's responsibility to confirm working drawings. Colours printed in our marketing brochures may vary from actual samples. Fowler Homes reserves the right to amend or substitute the colours without notice. Fowler Homes reserves the right to revise plans, specifications, prices and use alternative suppliers without notice or obligation. Please speak to a Building and Design Consultant for standard design, facade and inclusions details and pricing. Builders License 113647C. Effective as at 30/04/26.

