

# MADISON



4



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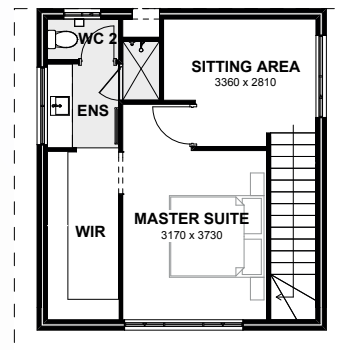
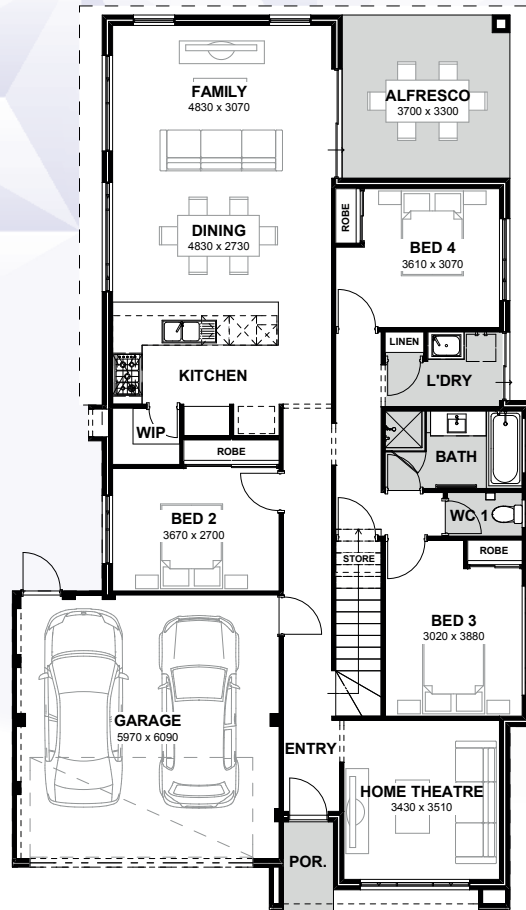


2



12.5

SAPPHIRE  
SERIES



**TOTAL AREA** 233.17m<sup>2</sup>  
**FRONTAGE** Suits 12.5m



## INCLUSIONS

- ◆ Ducted reverse cycle air conditioning
- ◆ 31c high ceilings to ground floor including alfresco with 28c high ceilings to upper floor
- ◆ Internal brick wall with drywall lining system
- ◆ Silestone benchtops to kitchen, ensuite and bathroom
- ◆ 900mm kitchen appliances
- ◆ Under bench microwave recess including pot drawer
- ◆ Semi framed shower doors and screens
- ◆ Unframed mirrors with domed facings above vanities
- ◆ Inset trough to laundry
- ◆ 26L instantaneous hot water system
- ◆ 4 point NBN pack and 10 LED downlights