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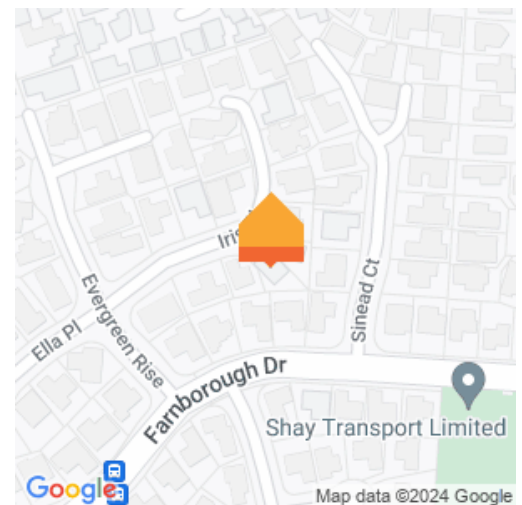


## 📍 8A Iris Place, Grandview Heights

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Positioned in a premium Grandview Heights location sitting on its own freehold section in cul-de-sac with low traffic density. On entering this stunning easy living, clean lined 2 level Brand New Home, you are instantly impressed by the quality it has to offer. Imposing split-level that gives extra roominess and value. Sink into luxury carpeting throughout. A well-planned kitchen with laminated floor is inspiration to any cook -Soft closing draws, stone bench tops, a scullery, Bosch appliances includes Gas Hob, dishwasher, wall oven. Spacious open plan living area which seamlessly opens to lavish endless wooden deck with sweeping views- perfect for family gatherings, Barbeques and kids outdoor living. Catch the atmosphere of restfulness in these 3 bedrooms, (master-ensuite). Your dedicated airy open office nook space for reading or study in a secluded corner assures precious quiet time. Heat pump. Gas hot water, double glazing provides year round comfort, landscaped gardens, double internal garaging completes this brand-new family dwelling you will love to call your own. Why bother building when its already been built to enjoy. Call Feroz today on 027 2727445 to view or you are welcome to visit our open homes.

Land area	434 m <sup>2</sup>
Rateable value	\$325,000
Rates	\$2,079.57



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