

**FOR SALE**  
**NEW 1 BEDROOM HOME**  
*Site 34H*



**Dwelling Area 50m<sup>2</sup>**  
**Carport Area 24m<sup>2</sup>**  
**Verandah Area 10m<sup>2</sup>**  
**Total Site Area 137m<sup>2</sup>**

This proposed new Uniplan show home will sit within the Colonial Leisure Village in Harrington. Nestled among bushland and Crowdy Bay National Park and home to over 63 permanent sites as well as Big4 Colonial Holiday Park. The Colonial Leisure Village is an over 55's land lease community entered via boom gate, has managers on-site, and is pet friendly. The perfect spot to pull up if you are retired and enjoy travelling in your van and would like the convenience of a secure home base.

The design of the home features one spacious carpeted bedroom, with built-in robe and ensuite bathroom, which has a large shower, toilet and vanity. A second toilet is located within the laundry. The laundry has storage for brooms.

The air-conditioned open plan living and dining area feature a modern kitchen with gas cooktop, electric oven, pantry, and dishwasher. A linen cupboard sits adjacent to the lounge area. All Windows throughout the home come with curtains or blinds installed.

The home will have two entry points, one at the front, and one at the rear of the carport entering through the laundry. The single carport is attached to the house.

This home is being sold 'off the plans'. This allows the new home owner to choose the final design and finishes of the home. This is an example plan only and the actual price of the home is dependent on final plans. Construction of the home will begin once the plans are finalised, and initial deposit is paid.



**Price Inc GST FROM \$352,000**

For a full copy of the proposal please contact 02 6556 3312 | [enquiries@colonialhp.com.au](mailto:enquiries@colonialhp.com.au)