



## 3019 OHAUPO RD. LOT 2002

**Townhouse 2.2** | Floor area 155.1m<sup>2</sup>

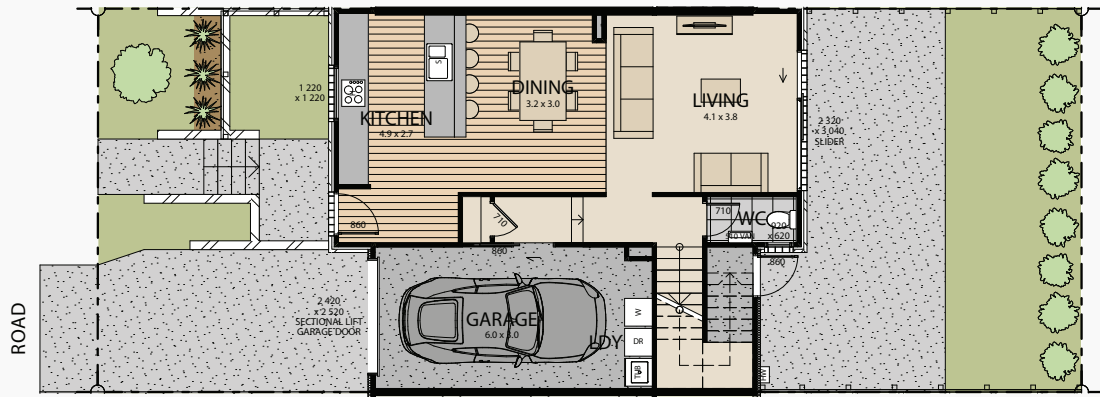
### Design specifications

- Mains power, phone & ultrafast ducting
- Stud heights – 2.7m to ground floor, 2.4m to upper floor
- Coloured steel roofing
- Continuous coloured steel fascia and spouting
- Range of architectural claddings such as brick, painted brick, metal claddings and plaster
- Double glazed aluminium joinery
- Insulation to all external walls and ceilings
- Gib plaster board throughout to a level 4 paint finish
- Aqualine to wet areas
- Square stopping throughout
- Pine painted trim - architraves and skirting
- Resene quality paints inside and out
- Windsor interior door hardware
- Gas Infinity hot water system
- Tiled showers
- Tiled floors to bathrooms
- Designer quality bathroom fittings
- Engineered stone bench top in kitchen with melteca cabinetry
- Bosch kitchen appliances
- Full designer shelving systems to all wardrobes and cupboards
- Feature laminate flooring to entry, kitchen & dining
- Nylon carpets with 12mm luxury underlay to bedrooms & living
- Heat pumps to both levels
- LED lighting throughout
- Fencing, driveways and landscaping included
- 10-year Master Builders Guarantee

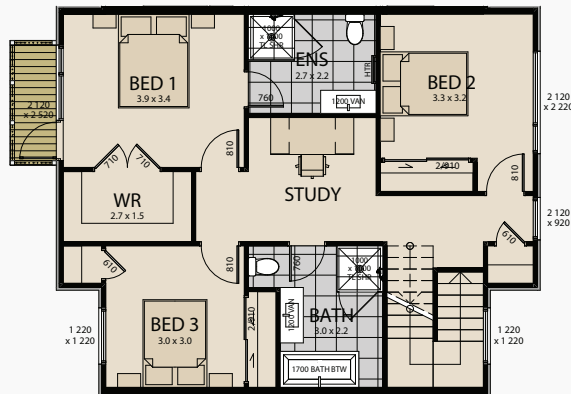


10% deposit and balance on completion.

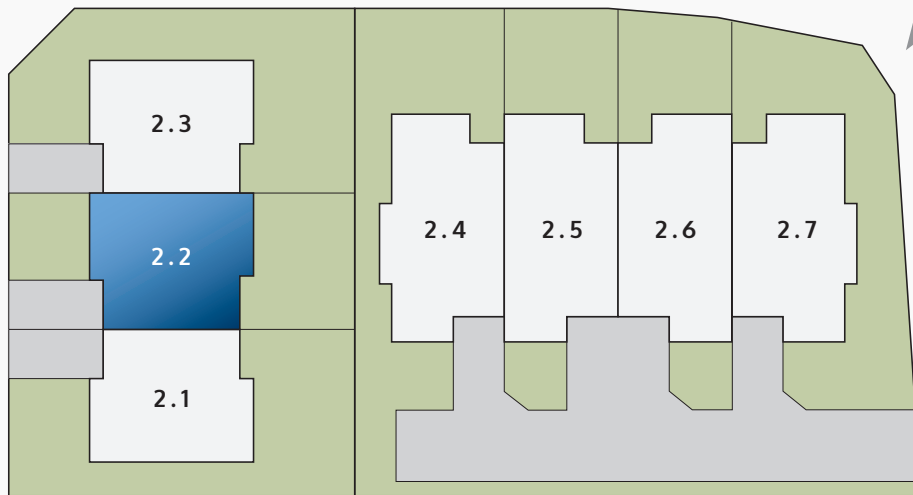
**Ground Floor**



**First Floor**



**Site Plan**



**Homes For Busy Lives, Aurora, Hamilton**

Our Urban Living range of sophisticated, quality-built townhouses are low-maintenance and have been designed for easy and convenient living in a thriving and innovative, community-style environment.

Proudly positioned in Hamilton's vibrant, new neighbourhood, this sought-after location has excellent connectivity to the wider Peacocke area with cycleways, walkways, pedestrian bridges, green spaces and reserves and a neighbourhood centre complete with shops and cafes a snapshot of offerings at your doorstep.