

## The Waratah

The Waratah offers ample open plan living along with a flexible layout that combined a modern and stylish kitchen, dining and living area. A generous multipurpose room that can be transformed into a study, guest or hobby room.

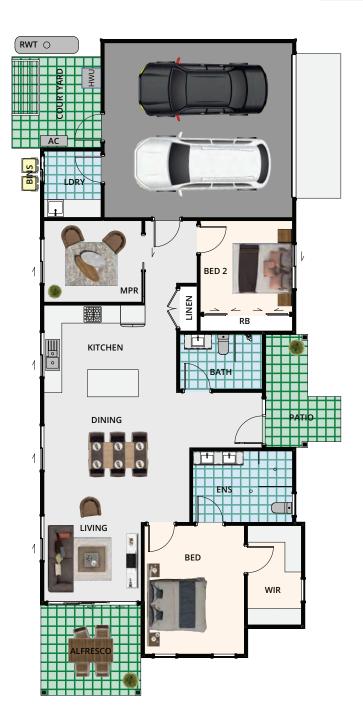
A spacious master bedroom, with walk-in robes and ensuite with his and hers, and a second bedroom with built in robes.

The Waratah invites you to take advantage of the covered alfresco, ideal for entertaining. Fully fenced backyard, solar panels and much more!



## The Waratah

Living	112.19m <sup>2</sup>
Garage	36.48m <sup>2</sup>
Alfresco	10.02m <sup>2</sup>
Patio	5.25m <sup>2</sup>
Courtyard	8.97m <sup>2</sup>
Total Area	172.91m <sup>2</sup>



The facade render and floorplans are provided for illustrative purposes only. Landscaping not included. It may contain upgraded items/finishes not included standard. For detailed home pricing, please talk to a Sales Consultant. All efforts have been made to ensure accuracy of this brochure at time of print.



+

Call 0477 083 688 sales@stratfordgardens.com.au Sales Office 4/150-158 Argyle Street Picton NSW 2571 stratfordgardens.com.au

