



UNIT 76/2 PIPER ROAD GEILSTON BAY 7015

(CLARENCE LIFESTYLE VILLAGE)

HOUSE DESIGN – PENNA - (2 Bedrooms + Bathroom & Ensuite)

BUILD YEAR – 2017/18

EXTRA FEATURES INCLUDE:

Extended Carport

Walk in Shower

Dishwasher

Kitchen Draws

Extended driveway with concrete to the shed

Ensuite off main bedroom

Low maintenance garden

Pantry Draws

OFFERS OVER \$370,000.00

Offers close 12.00 noon Thursday 30th January 2025

Fortnightly rental – single \$307.16 / double \$378.92 (rent rebate available if you are on a pension)

Door Schedule					
Count	Model	Description	Height	Width	
2	2 x 870		2100	1680	
5	CS820	Internal Cavity Slider	2100	820	
1	DSD2118-2	External Glass Slider	2100	1800	
1	ESW820	External Swing Door	2100	820	

Window Schedule						
Count	Model	Description	Sill Height	Head Height	Height	Width
1	DS0912	Sliding	1200	2100	900	1200
2	F0310	Fixed Pane	1800	2100	300	1000
1	SW0615	Aluminium Sliding	1500	2100	600	1500
1	SW0618	Aluminium Sliding	1500	2100	600	1800
3	SW1818	Aluminium Sliding	300	2100	1800	1800

Floor Schedule			
Count	Description	Area	
1	Carport Slab	58 m ²	
1	Interior Floor	70 m ²	

Insulation Detail			
Location	Manufacturer	Type	
Ceiling	Bradford	R 4.1	
Walls	Bradford	R 2.0	
Floor	Bradford	R 1.3 Anicon 60	



Perspective View

