

# DESIGNER INCLUSIONS PRICE LIST

COFFS HARBOUR

SINCE 1996

# DESIGNER

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## CORAL HOMES

# DESIGNER INCLUSIONS PRICE LIST

## COFFS HARBOUR

### SINGLE STOREY HOMES

#### NARROW LOTS 9.5M+ TO 12.5M+ LOT WIDTHS

LOT WIDTH <sup>†</sup>	DESIGN	HOME SIZE						PRICE	
		m <sup>2</sup>	sq						
9.5M+	Brooklyn 14	126.31	13.6	3	1	2	1	\$162,100	
	Ascot 22	200.44	21.6	3	2	2	2 CARS	\$212,300	
10M+	Ascot 20	190.24	20.5	3	1	2	2 CARS	\$205,800	
	Monterey 21	189.97	20.4	3	2	2	1	\$204,200	
	Monterey 20	182.83	19.7	4	2	2	1	\$201,600	
	Monterey 18	165.97	17.9	4	1	2	1	\$190,000	
12M+	Manhattan 25 MKII	232	25	3	2	2	2	\$232,400	
	Manhattan 25	232	25	4	2	2	2	\$228,700	
	Manhattan 23	215.23	23.2	4	2	2	2	\$216,900	
	Manhattan 21	198w	21.3	4	1	2	2	\$204,600	
	Manhattan 19	172.63	18.6	3	1	2	2	\$187,700	
	Montrose 20 MKII	<b>NEW</b>	185.72	20.0	4	2	2	2	\$194,500
	Montrose 20	<b>NEW</b>	185.72	20.0	4	2	2	2	\$192,400
	Montrose 19 MKII	<b>NEW</b>	179.82	19.4	4	2	2	2	\$189,900
	Montrose 19	<b>NEW</b>	180	19.4	4	2	2	2	\$188,600
	Noosa 22	<b>NEW</b>	208.52	22.4	4	2	2	2	\$207,000
12.5M+	Avoca 26	239.42	25.8	4	2	2	2	\$235,100	
	Avoca 23	209.76	22.6	3	2	2	2	\$215,200	
	Avoca 20	187.34	20.2	3	1	2	2	\$204,200	
	Capri 25	229.32	24.7	4	3	2	2	\$226,000	
	Capri 22	204.16	22	4	3	2	2	\$207,200	
	Capri 20	185.48	20	4	2	2	2	\$197,900	
	Capri 19	176.92	19	4	1	2	2	\$196,100	
	Grange 25	230.8	24.8	4	3	2	2	\$220,000	
	Grange 23	211.65	22.8	4	2	2	2	\$210,600	
	Grange 22	205.08	22.1	4	2	2	2	\$206,800	
	Grange 21	200.13	21.5	4	2	2	2	\$203,300	
	Grange 20	190.51	20.5	4	2	2	2	\$197,000	
	Kirra 23	213.11	22.9	4	2	2	2	\$211,200	
	Milan 24	<b>NEW</b>	227.2	24.5	4	3	2	2	\$219,900
	Milan 23	<b>NEW</b>	218.19	23.5	4	3	2	2	\$215,000
	Milan 22	<b>NEW</b>	208.77	22.5	4	2	2	2	\$206,100
	Milan 21	<b>NEW</b>	199.53	21.5	4	2	2	2	\$201,200
	Milan 20	<b>NEW</b>	190.36	20.5	4	2	2	2	\$196,400
	Musgrave 21	195.85	21.1	3	2	2	2	\$196,900	
	Newport 19	173.66	18.7	4	1	2	2	\$190,200	
	Noosa 25 MKIII	<b>NEW</b>	236.04	25.4	4	3	2	2	\$227,000
Noosa 25 MKII		231.41	24.9	4	2	2	2	\$229,500	
Noosa 23 MKII		218.08	23.5	4	2	2	2	\$218,100	
Noosa 23		210.04	22.6	4	2	2	2	\$213,700	
Noosa 20		187.64	20.2	3	2	2	2	\$194,100	

### SINGLE STOREY HOMES

#### TRADITIONAL LOTS 14M+ TO 20M+ LOT WIDTHS

LOT WIDTH <sup>†</sup>	DESIGN	HOME SIZE						PRICE	
		m <sup>2</sup>	sq						
14M+	Grange 29	270.39	29.1	4	2	2	2	\$247,700	
	Grange 28	259.84	28	4	3	2	2	\$240,400	
	Grange 26	239.83	25.8	4	3	2	2	\$225,600	
	Grange 24	227.39	24.5	4	3	2	2	\$217,900	
	Lisbon 24 MKII	<b>NEW</b>	226.1	24.3	4	2	2	2	\$218,300
	Lisbon 23	<b>NEW</b>	217.04	23.4	4	2	2	2	\$215,600
	Milan 29	<b>NEW</b>	270.13	29.1	4	3	2	2	\$246,700
	Milan 27	<b>NEW</b>	254.14	27.4	4	3	2	2	\$239,400
	Milan 25	<b>NEW</b>	236.53	25.5	4	3	2	2	\$228,900
	Noosa 28 MKIII	<b>NEW</b>	265.46	28.6	4	3	2	2	\$241,000
	Noosa 26 MKIII	<b>NEW</b>	246.04	26.5	4	3	2	2	\$234,100
	Santorini 27 MKII		252	27.1	4	4	2	2	\$238,500
	Santorini 25		233.09	25.1	4	2	2	2	\$227,500
	Santorini 23		216.64	23.3	4	2	2	2	\$218,300
	14.5M+	Santorini 26	240.31	25.9	4	2	2	2	\$231,400
Santorini 25 MKII		234.61	25.3	4	2	2	2	\$228,600	
Santorini 29 MKII		269.37	29	4	4	2	2	\$247,600	
15M+	Avoca 25	233.99	25.2	4	2	2	2	\$230,500	
	Lisbon 24	<b>NEW</b>	227.67	24.5	4	2	2	\$220,100	
	Noosa 28	260.36	28	5	3	2	2	\$247,500	
	Noosa 26	246.26	26.5	4	3	2	2	\$233,700	
	Noosa 25	237.7	25.6	4	2	2	2	\$229,000	

### SINGLE STOREY HOMES

#### TRADITIONAL LOTS 14M+ TO 20M+ LOT WIDTHS

16M+	Noosa 29	273.33	29.4	5	3	2	2	\$254,300	
	Lisbon 25 MKII	<b>NEW</b>	232.33	25	4	2	2	\$226,100	
	Lisbon 25	<b>NEW</b>	235.62	25.4	4	2	2	\$229,800	
16.5M+	Lisbon 29	<b>NEW</b>	269.61	29	4	3	2	\$243,900	
	Lisbon 27	<b>NEW</b>	254.51	27.4	4	3	2	\$236,300	
18M+	Daydream 32	296.41	31.9	4	4	2	2	\$268,900	
	Daydream 30	282.54	30.4	4	3	2	2	\$259,600	
	Daydream 28	261.38	28.1	4	3	2	2	\$244,600	
	Lisbon 35	<b>NEW</b>	324.51	34.9	4	4	2	2	\$276,100
	Lisbon 33	<b>NEW</b>	310.65	33.4	4	4	2	2	\$269,800
18.5M+	Lisbon 31	<b>NEW</b>	287.28	31	4	3	2	2	\$253,300
	Barkley 12	110.64	11.9	3	1	1	1	\$143,600	
20M+	Casuarina 34	311.41	33.5	5	3	2	2	\$278,100	
	Casuarina 30	278.58	30	4	3	2	2	\$260,700	
	Marcoola 32	300.09	32.3	4	3	2	2	\$273,500	
	Marcoola 31	291.86	31.4	4	3	2	2	\$266,700	
	Marcoola 30	275.15	29.6	4	3	2	2	\$258,200	

### ACREAGE HOMES

#### 33M+ TO 38M+ LOT WIDTHS

LOT WIDTH <sup>†</sup>	DESIGN	HOME SIZE						PRICE
		m <sup>2</sup>	sq					
33M+	Winton 26	244.00	26.3	4	2	2	2	\$228,400
36M+	Cloncurry 37	344.68	37.1	4	3	2	2	\$311,500
	Longreach 33	302.44	32.6	4	3	2	2	\$269,700
38M+	Diamantina 37	344.10	37.0	4	3	2	2	\$307,800

### TWO STOREY HOMES

#### 10M+ TO 17M+ LOT WIDTHS

LOT WIDTH <sup>†</sup>	DESIGN	HOME SIZE						PRICE	
		m <sup>2</sup>	sq						
10M+	Cottesloe 36	332.79	35.8	5	3	3	2	\$355,700	
	Cottesloe 31	291.29	31.3	4	3	2.5	2	\$317,800	
	Cottesloe 27	250.24	26.9	4	1	2	2	\$298,800	
12.5M+	Alto 30	275.15	29.6	4	3	2.5	2	\$312,600	
	Alto 27	255.5	27.5	4	3	2.5	2	\$298,800	
	Alto 24	220.11	23.7	4	2	2.5	2	\$276,600	
	Boston 36 MKII	<b>NEW</b>	335.19	36.1	5	3	3	2	\$349,800
	Boston 34 MKII	<b>NEW</b>	319.02	34.3	5	3	3	2	\$339,700
	Boston 32 MKII	<b>NEW</b>	297.7	32	4	3	2.5	2	\$327,300
	Monash 29	<b>NEW</b>	270.2	29.1	4	3	2.5	2	\$296,000
	Monash 27	<b>NEW</b>	254.31	27.4	4	3	2.5	2	\$285,500
	Monash 25	<b>NEW</b>	238.1	25.1	4	2	2.5	2	\$275,500
	Seattle 36 MKII	<b>NEW</b>	333.81	35.9	4	3	3	2	\$352,100
	Seattle 34 MKII	<b>NEW</b>	319.67	34.4	4	3	3	2	\$345,200
	Seattle 33	<b>NEW</b>	311.15	33.5	4	3	3	2	\$338,500
	Seattle 32 MKII	<b>NEW</b>	301.44	32.5	4	3	2.5	2	\$327,700
	Seattle 31	<b>NEW</b>	291.58	31.4	4	3	2.5	2	\$323,300
	14M+	Alto 35	323.74	34.8	4	3	2.5	2	\$349,000
Alto 31		288.16	31	4	3	2.5	2	\$321,400	
Alto 28		263.2	28.3	4	3	2.5	2	\$307,900	
Alto 25		238.21	25.6	4	2	2.5	2	\$289,500	
Boston 42		<b>NEW</b>	387.66	41.7	5	3	3	2	\$379,000
Boston 38		<b>NEW</b>	355.77	38.2	5	3	3	2	\$361,000
Boston 35		<b>NEW</b>	328.05	35.3	5	3	3	2	\$348,200
Boston 33		<b>NEW</b>	306.78	33	4	3	2.5	2	\$329,800
Monash 32		<b>NEW</b>	301.21	32.4	4	3	2.5	2	\$309,200
Monash 30		<b>NEW</b>	282.82	30.4	4	3	2.5	2	\$296,900
14.5M+	Seattle 41	<b>NEW</b>	377.22	40.6	4	4	3	2	\$378,000
	Seattle 38	<b>NEW</b>	355.17	38.2	4	4	3	2	\$367,100
	Seattle 35	<b>NEW</b>	329.45	35.5	4	4	3	2	\$352,800
	Bahama 37		340.22	36.6	4	3	2.5	2	\$359,300
	Bahama 33		303.23	32.6	4	3	2.5	2	\$338,800
	16M+	Bronte 40	375.75	40.4	5	3	2.5	2	\$389,900
	17M+	Bahama 50	464.81	50	4	5	4	2	\$470,400

**Effective 24th September 2018. Geographic restrictions apply.** Prices shown include the following: Up to \$2,400 building approval and water connection fee allowance | 3000 litre round steel rainwater tank system | N2 wind rating | R3.5 insulation to internal ceiling areas | R2.0 insulation and sarking to external walls | Roof sarking \*Lot width is based on Designer facade and is to be used as a guide only. Lot width requirements may change due to developer covenants and Local Authority guidelines. †Accommodates 2 small cars; garage size is 5800 x 5360. OFT 62084C.