

# Home & Land Package

Crystele  
HOMES



0411278102  
LESTER HOPMAN

lester@crystelehomes.com.au



## Lot 7119

Emmett Ave  
Cobbitty, NSW 2570

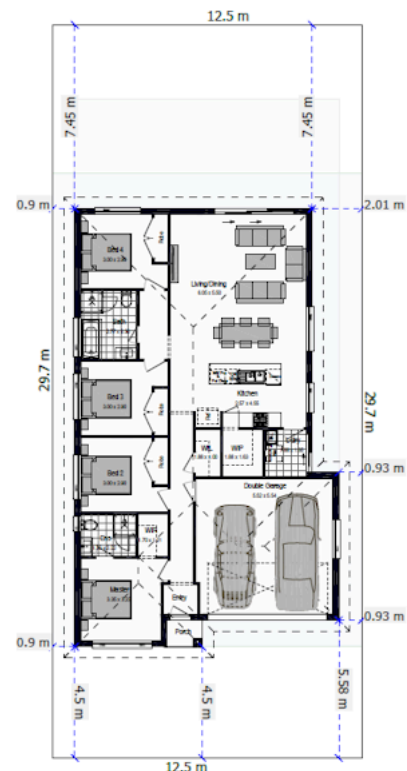
Fixed Price  
\$1,197,290

## MOONSTONE MK1

The Moonstone makes everyday living feel effortless. With a master suite at the front, a spacious open-plan kitchen with walk-in pantry, and a double garage, this smart design creates space for every family moment. Perfect for 12.5m frontages, the Moonstone blends contemporary style with practical living, offering a welcoming place to grow, gather and relax.

## Inclusions

- FIXED SITE COSTS
- BASIX
- Plain concrete driveway up to 60m<sup>2</sup> – excludes footpath
- Actron single phase ducted air-conditioning unit
- 2590mm high ceilings to ground floor only
- Full height tiling to Bathroom and Ensuite only
- Creative Collection Range - 20mm Stone to Kitchen
- Designer Sink Mixer
- Finger pull cabinetry to overhead cupboards
- 2400mm high overhead kitchen wall cabinetry
- Soft close drawers and doors
- Plumbed cold water point to fridge space
- 900mm - SS - Gas Cooktop
- 900mm - SS - Built-In Electric Oven Model
- 900mm - SS - Slide Out Rangehood - Recirculating



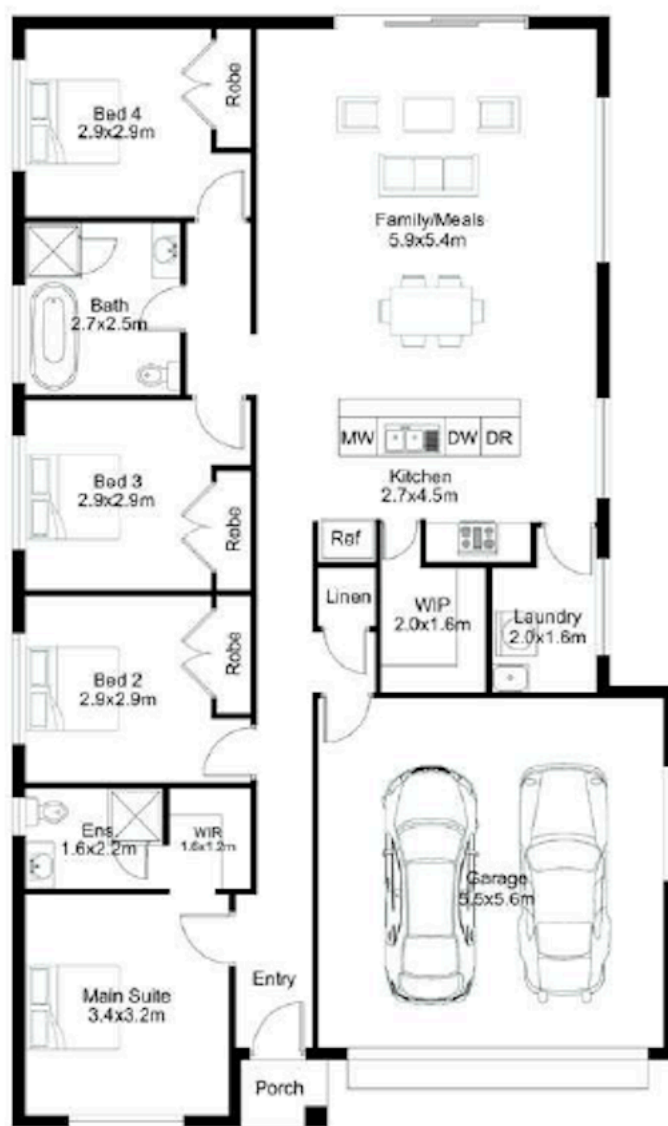
# Lot 7119



| Land Area    | 371.0 m <sup>2</sup>  |
|--------------|-----------------------|
| Ground floor | 136.96 m <sup>2</sup> |
| Garage       | 33.38 m <sup>2</sup>  |
| Total        | 171.8 m <sup>2</sup>  |

|       |                     |
|-------|---------------------|
| Porch | 1.46 m <sup>2</sup> |
|       | m <sup>2</sup>      |
|       | m <sup>2</sup>      |

## MOONSTONE MK1



FLOOR PLAN

Emmett Ave Cobbitty, NSW 2570

0411278102

LESTER HOPMAN

lester@crystelehomes.com.au

All photographs, Facades, colour schemes, floor plans and dimensions are for illustrative purposes only and may vary slightly to the end product. Prices are based on Crystele Homes "Creative Collection" specifications. Crystele homes reserves the right to change prices without notice. Additional council fees may be payable. Due to individual estate requirements and council guidelines, some typical lot widths may vary and should be used for a guide only. For further terms and conditions please discuss with your Crystele homes sales consultants.

08-05-2026