

Display home *for sale*

ARDEN HOMES



Banyan 29

Society Boulevard, Truganina

House 28sq | Land 512m²

\$870,000

Strong returns

Monthly rental return	\$4,350
Monthly repayment	\$1,932*
Net monthly cashflow	+ \$2,418*

Leaseback at 6% until June 2022 with 2 x 6 month options beyond June 2022.

Display homes are maintained by Arden Homes. We cover all outgoings including insurance, rates and water costs.

For more information, contact
Elliot McLaren 0409 800 880

Key features

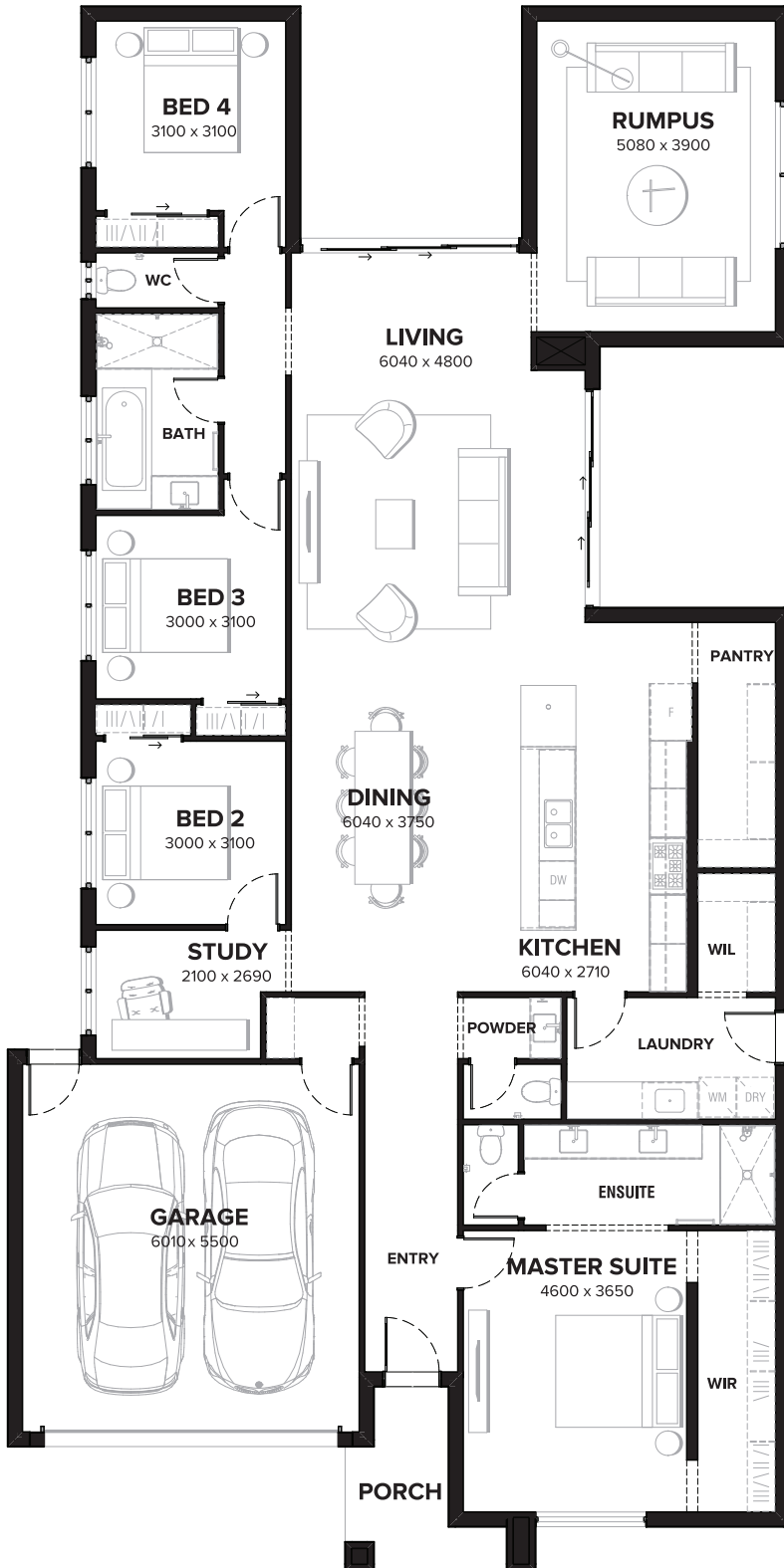
- Solar panels and Tesla Powerwall
- Fully rendered Hebel
- Raked ceiling to dining/family including square set cornice
- Skylight windows to kitchen and ensuite
- Double glazing
- Fisher & Paykel integrated kitchen appliances
- Caesarstone benchtops to kitchen, ensuite and bathroom
- Phoenix tapware and Franke undermount sinks
- Fisher & Paykel laundry package
- Engineered timber flooring to living areas
- Aluminium internal corner cavity sliding door
- LED downlights
- Actron Air reverse cycle inverter ducted split system
- Hills reliance alarm system
- Fully landscaped front and back garden
- 60 day settlement

ASPIRE

by **ARDEN**

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Bedrooms	4
Bathrooms	2
Garages	2

ardenhomes.com.au

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*All figures are based on a 20% + fees deposit for an 80% lend (relatively standard lending terms for display homes) on a variable rate of 3.33% with interest-only repayments. Third party lender fees, terms and eligibility criteria apply. Rental return is 6.0%pa of the purchase price. While all care has been taken to ensure that information contained in this document is true and correct, Arden Homes gives no warranty or assurance as to the accuracy of any information contained in this document. This information is general information only and is not to be relied upon as advice, we recommend seeking your own financial advice. Price excludes furniture and decor items. Please speak to your Sales Consultant for a full list of inclusions. Pricing is correct as of August 2020. Arden Homes reserves the right to accept or decline any offer, and/or alter pricing without notice. Reproduction in any form, either in whole or in part is strictly forbidden. ©ARDEN HOMES PTY LTD 2020 CDB-U 48276

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