



1 Heaton Rd Donnybrook VIC

4  3  2 

Full Turn Key - Brand New House For Sale.

Discover your dream family home in the sought-after Peppercorn Hill Estate! This brand new, beautifully upgraded residence features 4 spacious bedrooms, 3 elegant bathrooms, and a secure 2-car garage. Thoughtfully designed for modern living, this home combines style, comfort, and convenience.

Key Features:

- Bedrooms: 4 generous bedrooms with ample natural light, including a luxurious master suite.
- Bathrooms: 3 modern bathrooms with premium fittings and fixtures.

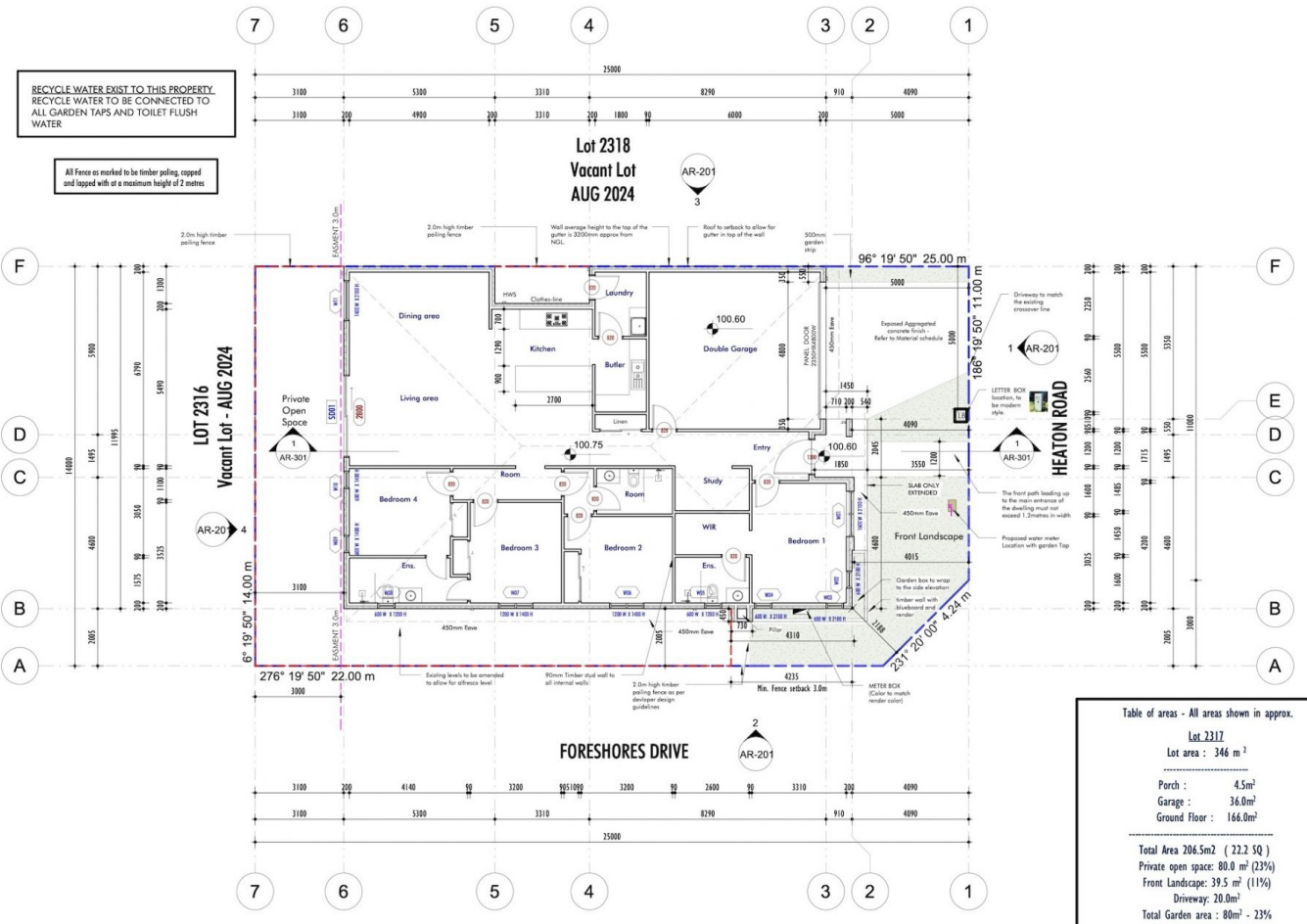
Price : Contact Agent
Land Size : 346 sqm
View : <https://www.ypa.com.au/8175289>



Manu Kumar
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RECYCLE WATER EXIST TO THIS PROPERTY
RECYCLE WATER TO BE CONNECTED TO
ALL GARDEN TAPS AND TOILET FLUSH
WATER

All Fence as marked to be timber paling, capped
and topped with at a maximum height of 2 metres

Table of areas - All areas shown in approx.

Lot 2317	
Lot area : 346 m ²	
Porch :	4.5m ²
Garage :	36.0m ²
Ground Floor :	166.0m ²

Total Area	206.5m ² (22.2 SQ)
Private open space:	80.0 m ² (23%)
Front Landscape:	39.5 m ² (11%)
Driveway:	20.0m ²
Total Garden area :	80m ² - 23%
Site Coverage :	60.0%
Site permeability :	35.0%