easy LIVING



THE better DEAL **better inclusions**

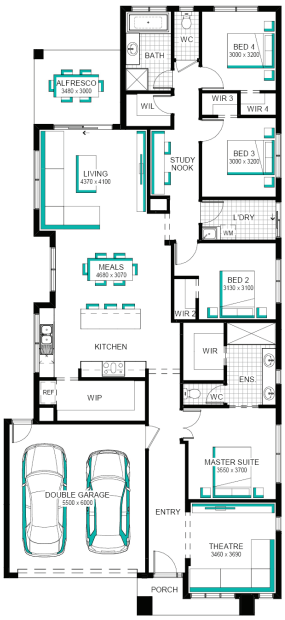
Perfect for first home buyers and investors!
6 easy steps to your brand new home
Plus a huge list of standard and promotional inclusions##

- √ Fixed price site costs & connections
- √ Developer & council requirements
- √ $2,000 deposit until slab*
- √ A range of NO CHARGE Hebel Facades
- √ Up to 5K off Hebel Facades*
- √ Caesarstone benchtops to kitchen
- √ Premium kitchen appliances
- √ 2590mm High ceilings
- √ Upgraded H-Class slab
- √ Bathroom fit-out
- √ 20mm Caesarstone to ensuite
- √ Stylish & durable flooring
- √ Laundry fitout
- √ Feature staircase
- √ Block out blinds

Edgewood Grand Pantry 26 (32.3), Sierra - Hebel Façade

4 2 2

Lot 1729 (400m²) Berwick Waters, CLYDE NORTH
Land Orientation: SOUTH



CARLISLE Life's better

FOR ENQUIRIES CONTACT:
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Open 7 days a week 11am - 5pm
22 - 24 Zagros Street CLYDE NORTH 3978

berwick waters::

*Fixed Price current as of 22/09/2026. *Pricing based on developer engineering plans & plan of subdivision. Hebel homes may be smaller than dimensions shown on the floorplan due the external wall thickness, see working drawings for Hebel home dimensions. Confirm land prices & availability prior to purchase. Community Infrastructure Levy & Asset Protection not included in pricing and must be arranged directly by client with developer (where applicable). Subject to developer & council approval. Package Price does not include any costs associated with Developer's Corner Facade treatment requirements (which will be priced by Carlisle Homes by way of Post Contract Variation), stamp duty, government, legal or bank charges. Refer to working drawings for specific locations & sizes. Alterations may incur additional charges. Carlisle reserves the right to withdraw or amend pricing, inclusions and promo without notice. *The Better Deal applies to new quotes and initial deposits on Carlisle Easy Living homes from 6th July 2026 and cannot be combined with any other promotion, offer or discount unless expressly stated by Carlisle Homes, and excludes any amended or reissued prior quotes. Speak to a Sales Consultant for further details or visit carlislehomes.com.au/disclaimer. Registered Building Practitioner CDB-U 50143.

^"Free Site Costs" represents a discount applied to the advertised package price and is an amount that is equal to the fixed site cost amount that Carlisle Homes would ordinarily charge for the relevant house and land package. $2,000 initial payment applies, with the balance of the 5% deposit due at contract signing, a further 5% due at completion of the base stage, and the remaining 90% of the contract price payable as the Final Claim at Completion stage.