

6 and 6A Specifications

6A Swansea Street - New Build

- Versatile Home built to owners specifications in 2023
- Higher stud heights in a 115m2 (+/-) property
- Two double bedrooms (one with built in wardrobe)
- Fire sprinkler installed with own water tank supply
- Large Rika Filo pellet fire
- Mitsubishi heat- pump
- Heat transfer unit + extra insulation in ceiling and walls + black expol underfloor
- Kitchen with Bosch dishwasher + waste disposal unit + F&P 13 Function Oven
- F&P 90cm induction hob + range hood
- Built in Panasonic microwave convection steam oven
- Tiled bathroom with walk in shower
- Separate toilet with bidet spray
- Hot water supplied by LPG
- Window shutters to majority of windows
- Plenty of electrical sockets and ethernet
- Coloursteel roof with charged water supply system from roof to 2nd water tank.

6 Swansea Street - Original cottage

- Updated and refurbished in 2022
- Approx 115m2 (+/-)
- Completely re-roofed + barge boards and new guttering
- Mostly double glazed
- Fully re-wired throughout
- Living and front bedroom floor replaced and insulated below
- Bathroom and plumbing updated updated.
- LPG installed for hot water supply
- Laundry/ pump room updated and insulated + 3 stage water filter and UV lamp installed
- Pellet fire installed
- Garage with electric door + car charge unit installed
- New driveway for both properties
- New fencing and gating installed
- Historical gaol renovated and moved to front of property