



Swanbuild

# MONUMENTAL 31B

INTERNAL 287.1M<sup>2</sup>

BUILDING  
HOMES SINCE  
**1975**



The exterior of the Monumental 31B begins with a stately, centrally located front entrance. The optional verandah adds a beautiful dual roof line to the design, as well as offering plenty of room for evening promenades. Once inside the home, family members and guests alike are greeted with plenty of storage space to house their coats and bags. A short turn leads to an enormous open living space complete with a living room, dining area, and a kitchen which boasts a large island that offers plenty of bench space. The kitchen also has a spacious walk-in pantry, along with a laundry room, which could double as a butler's pantry, conveniently located nearby. The dining and kitchen area open onto the outdoor verandah where a large deck awaits to entertain guests and provide a space for outdoor living.

The Monumental 31B offers a total of six bedrooms, with the master bedroom also offering a full ensuite, as well as a generous-sized walk-in robe. All the other bedrooms offer robe areas, with three bedrooms boasting offering walk-ropes as well. Two additional bathrooms are conveniently located nearby. Large families need lots of room to relax and the Monumental 31B delivers by offering both a separate study and an additional lounge area – great for kids who need extra space for playing and studying.

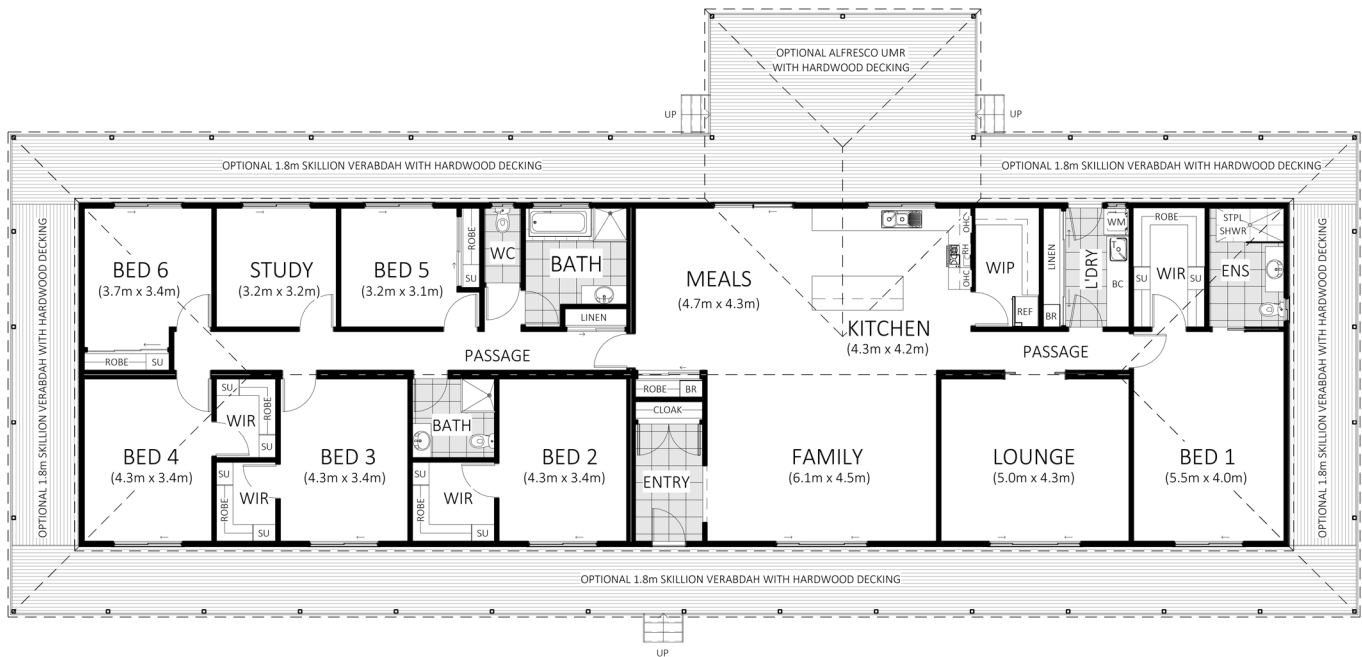
## FEATURES

Indoor Size (m <sup>2</sup> )	<b>287.1</b>
Number of Bathrooms	<b>3</b>
Number of Bedrooms	<b>6</b>
Number of Living Zones	<b>2</b>
Home Style	<b>Country</b>



*This floor plan is available when selecting any of the 3 Inclusions Packages.*

# MONUMENTAL 31B



From traditional country to modern living, we offer a simplified process and genuine care, creating homes that have your lifestyle at their heart.

At Swanbuild, we want to ensure your experience of building a new modular home is an exciting and rewarding process from start to finish. We offer a large range of floor plans and 3 inclusions packages to suit your lifestyle. Whether you're after a budget friendly first home, or a forever home packed full of premium inclusions, we'll help you get exactly what you need.

#### TAILORED UPGRADE OPTIONS\* INCLUDE:

- Carport or garage
- Ducted reverse cycle air-conditioning
- Downlights
- Fireplace
- Feature painted walls
- Extra WC in laundry
- 2pac Laminex profile doors
- Verandah/alfresco
- Feature glass entry door
- Architectural facade

Speak to our friendly sales team about designing and building your new Swanbuild home today.



1800 008 024



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\*Tailored upgrades may incur additional costs and are only available when selecting a Life Made or Sustainable Living Package.