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**Riviera 32 Arcadia facade**

Ferntree Ridge Estate

Available for	\$1,049,900
Annual earnings	\$73,493*

\*Terms & Conditions apply. Annual earnings based only on a leaseback of 7% and does not factor in any mortgage repayments, interest rates, insurance, rates and service charges or body corporate fees. Earnings figure based on 7% of advertised purchase price from \$1,049,900 for Boutique Homes Riviera 32 at Ferntree Ridge in Drouin, Victoria. Image used is for illustrative purposes only and may show decorative items not included in the purchase. Block and building dimensions may vary from the illustration and the details shown. For more information on the pricing and specification of this home please contact a New Homes Consultant. The building practitioner is ABN Group (Vic) Pty Ltd trading as Boutique Homes, registration number CDB-U 49215. ABN Group Victoria has permission of the owner of the land to advertise the land as part of the price specified. Correct as of 20 August 2023.

# Riviera 32

## Arcadia facade.

### Address

Ferntree Ridge Estate  
5 Illawarra Boulevard, Drouin

### Specifications

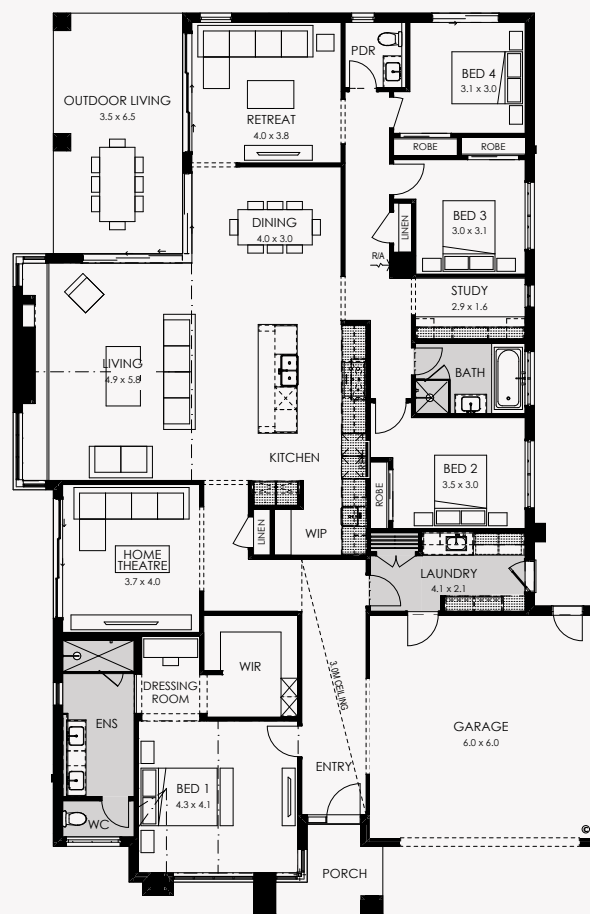
Home area	299.94m <sup>2</sup>
Land size	587m <sup>2</sup>



The Riviera 32 features a huge range of luxury upgrades and inclusions:

- Arcadia Façade
- 2740mm ceiling heights
- Featuring 3 metre ceiling height to entry
- Raked ceilings to Master suite and Living
- Square set detail to all living areas
- Refrigerated A/C and gas ducted heating throughout
- Double Glazed windows and doors
- Caesarstone benchtops to the kitchen, ensuite, bathroom and laundry
- ILVE suite of cooking appliances
- Professional landscaping

Positioned at the front of the home, the master bedroom suite features a walk-in robe, dressing area and generous ensuite with twin vanity and oversized shower. The three minor bedrooms run down the side of the home, carefully spaced out with the bathroom, powder room and laundry for maximum privacy. A cosy retreat at the rear of the home sits apart from the living and dining space, and the outdoor entertaining area – it's purely for quiet time. Or you could retreat to the home office and theatre, towards the front of the home. The gourmet kitchen boasts an island bench and a roomy butler's pantry, it's the comforting centre of this wonderfully restful home.



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