



# Introducing Saffron Grove

## Architecturally designed homes, with the choice of two or three bedrooms.

A welcoming community of just 96 homes offering a comfortable and secure lifestyle.

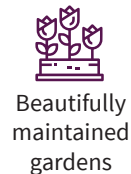
Saffron Grove is centrally located in the City of Casey, at the corner of Saffron and Nettle Drives, Hallam with transport to the Fountain Gate Shopping Centre located in front of the Community Centre. You will also live at a walking distance to the medical centre.

Live near like-minded people who all enjoy living in a safe community.

### Saffron Grove homes feature

- Two or three bedrooms
- Ducted reverse-cycle air conditioning
- Quality appliances
- Spacious fully-tiled two-way bathrooms
- Private rear courtyard
- Intercom security
- Secure garage with internal access

### Saffron Grove amenities include



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Hallam VIC 3803





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## **Saffron Grove management**

The Saffron Grove Village Manager supervises the running of the complex, manages the maintenance and service personnel and is there to help make your life easier.

## **Monthly maintenance fee**

Our simple monthly maintenance fee covers:

- 24-hour emergency call monitoring
- Gardening of all common areas
- Maintenance, repairs and cleaning of all communal facilities
- Maintenance of you home exterior
- On-site facilities and estate management
- Insurance premiums for building and public liability for the whole village (excluding your contents)
- Water rates

## **Limited out-of-pocket expenses**

At Saffron Grove, you have control over paying for items and services such as:

- Personal contents insurance
- Electricity and gas
- Upkeep or replacement of all personal items (eg. fridge, furniture and washing machine)