



# HOME AND LAND

Images shown are for illustrative purposes only and may not represent the final product such as lighting, window furnishings, timber look garage door & timber windows. Façade details including entry door and window sizing may vary between house types. Pricing also excludes features such as fencing, landscaping, letterbox, decking, driveway and any notable features of the façade. Please speak with your sales consultant for further details.

LOT 49, THE GRANGE ESTATE, MANSFIELD (2905M2)

FLOOR PLAN: RIO 2614  
FACADE: BERKLEY

FROM\*  
**\$441,260**

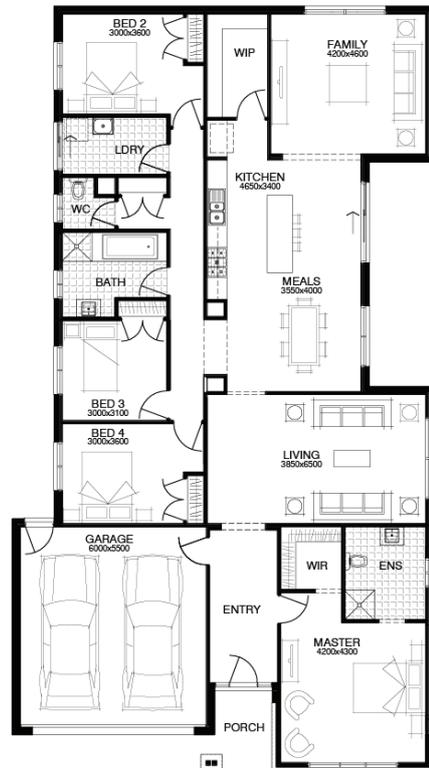
FIRST HOME OWNERS PRICE \$421,260

4 🚗 2 🍷 2 🚗 2 📺 26sq 📏



## PACKAGE INCLUSIONS:

- ▼ DEVELOPER AND COUNCIL REQUIREMENTS
- ▼ PART A & B TERMITE PROTECTION
- ▼ 450MM EAVES TO FACADE
- ▼ SECTIONAL LIFT GARAGE DOOR
- ▼ KEYED WINDOW LOCKS TO ALL OPENABLE WINDOWS
- ▼ TECHNIKA 900MM STAINLESS STEEL APPLIANCES
- ▼ TILED SHOWER BASES



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\*From pricing is based on standard plan, builders preferred siting, site costs allowance, and is subject to extreme site changes beyond our reasonable control and unknown at the time of print. All packages are subject to Developer and Council approval. Package Price does not include stamp duty, government, legal or bank charges. Community Infrastructure Levy and Asset Protection Permit are not included in pricing and is to be arranged by the client directly with the Developer (if applicable). Any alterations may incur additional charges. Confirm land price and availability prior to purchase. Simonds reserves the right to withdraw or amend pricing, inclusions and promotion at any time without notice. This package applies to VIC New Living range only. Please speak with your sales consultant for further details. Pricing is current at 08/04/2018.