



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 38, NEW ROAD, ANGLE VALE (420M2)

FLOOR PLAN: AVALON 3512
FACADE: MALVERN

FROM*
\$518,795

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\$17K UP2U
TO SPEND HOW YOU CHOOSE*

SIMONDS
BUILDING HOMES SINCE 1949

PACKAGE INCLUSIONS:

- ▼ GENEROUS SITE & FOOTING COSTS FIXED BEFORE CONTRACT
- ▼ DEVELOPER & COUNCIL REQUIREMENTS
- ▼ RENDER TO FACADE, EXTERNAL LIGHTS
- ▼ UPGRADED BRICKS, FLAT ROOF TILES
- ▼ QUALITY LAUNDRY & KITCHEN JOINERY
- ▼ TIMBER FINISH FLOATING FLOOR & CARPET THROUGHOUT
- ▼ LED DOWNLIGHTS, NBN READY
- ▼ FULL STORMWATER SYSTEM
- ▼ DUCTED R/C HEATING & COOLING
- ▼ BASED ON LAND SALE OF \$174,950



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