

FROM \* PRICE

# House & Land Package

**SIMONDS**



IRONBARK 37 | ELEVATE RANGE

BUILDING  
QUALITY HOMES  
SINCE 1949

ELEVATE RANGE  
Pay \$5K,  
Receive your choice  
of upgrades.\*

STRUCTURAL  
LIFETIME  
GUARANTEE

# \$869,404\*

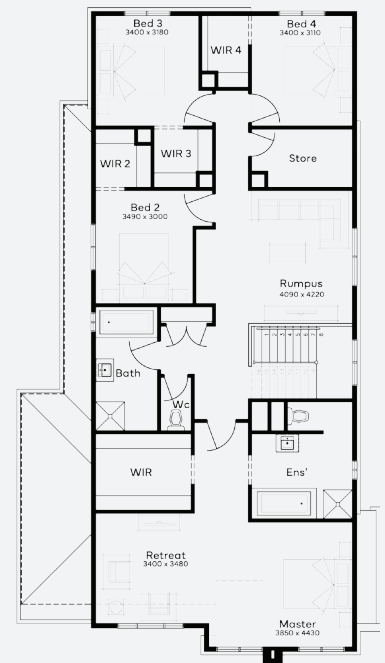
Lot 27, Colac Lakeside  
Estate (660m<sup>2</sup>)



FIRST HOME OWNERS -

## INCLUSIONS

- + Generous Site Costs
- + Developer & council requirements
- + 920mm wide feature entry door
- + 20 LED downlights to 20 additional light points
- + Tiled niche to Master ensuite shower compartment
- + Clark Monaco double bowl overmount stainless steel sink
- + Ducted Heating and Choice of Ducted Evaporative Cooling or Split Systems to family and master + driveway
- + Plus much more!



For enquiries please contact: **Judit H-lzak - 0466 065 529**

**simonds.com.au**

\*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. \*Please refer to the terms and conditions at [www.simonds.com.au/terms-and-conditions](http://www.simonds.com.au/terms-and-conditions). This package applies to VIC - Elevate range only. Please speak with your sales consultant for further details. Pricing is current at 07/08/2025.

