





		Model No	Floor Plan Features	Blue Scope Steel Frame Kit, Pre Assembled Excl. GST Option 1	Plus Doors & Windows, Roofing, Cladding & Insulation Option 2
Granny Flat Kits TYPE					
Granny Flat Kits Granny Flat Kits Granny Flat Kits Granny Flat Kits Granny Flat Kits Granny Flat Kits Granny Flat Kits		No 47	1 Bedrooms Large living areas Kitchen area 1 Bathrooms Pantry to kitchen Walk in robe	24,500	53,900
		No 25	1 Bedroom Large living area kitchenette 1 Bathroom Transportable Style	14,400	31,700
		No 29	1 Bedrooms Transportable design 1 Bathroom Living / kitchen area	16,900	37,100
		No 59	2 Bedroom 2 x Walk In Robe Large living area kitchen + Dining Room Large Bathroom double shower	31,100	68,500
		No 55	2 Bedroom 2 x Walk In Robe Large living area kitchen + Dining Room Large Bathroom double shower	28,500	62,700
		No 49	1 Bedroom Walk In Robe Large living area kitchenette Large Bathroom double shower	26,300	57,900
		No 52	2 Bedrooms concrete slab or Timber Floor Large living area kitchenette Bathrooms Verandah to Front	27,300	60,100

	No 60	2 Bedrooms plus study Nook Home Granny Flat Dining area Entry Robes to all bedrooms Alfresco Area to Back	30,200	66,500
	No G60	2 Bedrooms, 1 Bathroom, Big Kitchen Laundry Area Gallery Area to Entry Robes to both bedrooms Alfresco Area to Front	31,700	69,700
	No 85	2 Bedroom, Large Living Area, 1 Bathroom, Deck To Front, Large Family Kitchen, On Timber Floor	52,800	116,200
	No 73	2 Bedrooms Casual living areas Front Porch Back Alfresco Galley Kitchen	34,200	75,200
	No 62	1 Bedroom, Office Attached, 1 Bathroom, Walkin Robe, Large Family Kitchen	32,100	70,700
	No 57	1 Bedroom Large living areas Front Porch 1 Bathrooms Large Kitchen	29,100	64,100
	No D55	2 Bedrooms Casual living areas 1 Bathroom Timber floor Large Deck Areas	28,100	61,800

	 SparkHomes.com.au Granny Flat Kits TYPE	Model No	Floor Plan Features	Blue Scope Steel Frame Kit, Pre Assembled Excl. GST Option 1	Plus Doors & Windows, Roofing, Cladding & Insulation Option 2
One Storey Home Design		Plan 119	3 Bedrooms 1 living areas 1 bath Robes to all beds	43,200	95,000
		Plan 167	4 Bedrooms two living areas Games room or office 2 Bathrooms Large Deck Area	63,200	139,100
One Storey Home Design		Plan 370	Large Home with Granny Flat 5 or 6 bedrooms 4 Living Areas Separate dining Central Kitchen Triple Garage Large Alfresco	140,100	308,300
One Storey Home Design		Plan 112	3 Bedrooms Front Deck all rooms with robes 2 Bathroom Large family kitchen	42,400	93,300
		Plan 288	3 Bedrooms Front Deck all rooms with robes 2 Bathroom Large family kitchen	109,100	240,000
One Storey Home Design		Plan 120	2 Bedroom, 2 Bed- 1 Bath, Kitchen, Dining	45,400	100,000
		Plan 170	2 Bedrooms Special Design Robes to both bedrooms 1 Bathroom Large family area- kitchen	64,400	141,600

One Storey Home Design		Plan 250	4 Bedrooms Media Room Alfresco 2 Bathrooms Double Garage	94,700	208,300
		Plan 170	4 bedrooms High Raked Ceilings Suits Corner Land 2 Living Areas Narrow Lot Home design	64,400	141,600
One Storey Home Design		Plan 250	4 Bedrooms Media Room Alfresco 2 Bathrooms Double Garage	94,700	208,300
		Plan 170	4 bedrooms High Raked Ceilings Suits Corner Land 2 Living Areas Narrow Lot Home design	64,400	141,600
One Storey Home Design		Plan 250	4 Bedrooms 2 Living Areas Walk In robe 2 Bathroom 2 Large Living Areas	92,200	202,800
		Plan 148	3 Bedrooms Homestead Design Walk In robe 2 Bathrooms Two Living areas	69,500	152,900
One Storey Home Design		Plan 127	3 Bedrooms Large living areas Verandah to front & side 2 Bathrooms Homestead Style	47,300	104,100
		Plan 270	3 plus study or 4 Bedrooms Large living areas Narrow Lot design 2 Bathrooms Large family kitchen	102,300	225,000
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Home Design		Plan 100	3 Bedrooms Large living areas Deck to front 2 Bathrooms Large family kitchen	37,900	83,300
		Plan 181	4 Bedrooms Large living areas Double Garage 2 Bathrooms Alfresco to back	68,900	151,600
One Storey Home Design		Plan 130	3 Bedrooms Large living areas Meals / Dining area 2 Bathrooms Verandah to front	49,600	109,100
		Plan 168	4 Bedrooms two living areas Games room or office 2 Bathrooms Large Deck Area	63,600	140,000
One Storey Home Design		Plan 190	2 Bedrooms plus study living areas 2 Bathrooms Deck Area to front	96,300	211,900
		Plan 100	2 Bedrooms, living areas Study Nook Bathroom + Separate Laundry Large Deck Area	37,900	83,300
One Storey Home Design		Plan 182	4 Bedrooms Large living areas Double Garage 2 Bathrooms Alfresco to back	68,900	151,600
		Plan 130	3 Bedrooms Large living areas Meals / Dining area 2 Bathrooms Verandah to front	49,200	108,300
One Storey Home Design		Plan 168	4 Bedrooms two living areas Games room or office 2 Bathrooms Large Deck Area	63,600	140,000

One Storey Home Design		Plan 159	4 Bedrooms Study Nook Alfresco 2 Bathrooms Double Garage	60,700	133,500
		Plan 163	4 Bedrooms Home Cinema -2 living areas- Open plan living and dining 2 Bathrooms/master ensuite with W.I.R. Double Garage	85,900	188,900
One Storey Home Design		Plan 198	4 Bedrooms 3 living areas Open plan kitchen 2 Bathrooms Homestead Design	103,000	226,700
		Plan 220	4 Bedrooms, Sunken Lounge Alfresco, 2 bathrooms, 3 Living Areas Double Garage	82,100	180,600
One Storey Home Design		Plan 220	4 Bedrooms Study Nook Alfresco 2 Bathrooms Double Garage	60,700	133,500
		Plan 227	4 Bedrooms Alfresco Open plan kitchen 2 Bathrooms/master ensuite with W.I.R. Double garage	86,000	189,100
One Storey Home Design		Plan 232	4 Bedrooms 2 Living Areas Alfresco 2 Bathrooms Double Garage	87,900	193,300
		Plan 246	4 Bedrooms/Master ensuited/W.I.R. Casual living areas opening to Alfresco Open plan kitchen 2 Bathroom Home Cinema	93,200	205,000

me Design One Storey Home Desig		Plan 250	4 Bedrooms Media Room Alfresco 2 Bathrooms Double Garage	94,900	208,800
		Plan 301	4 Bedrooms/Master ensuited/W.I.R. 4 Bedrooms Alfresco Open plan kitchen 2 Bathrooms/master ensuite with W.I.R. Double garage	114,900	252,700
 SparkHomes.com.au Two Level Homes		Model No	Floor Plan Features	Blue Scope Steel Frame Kit, Pre Assembled Excl. GST Option 1	Plus Doors & Windows, Roofing. Cladding & Insulation Option 2
Two Level Home Design Two Level Home Design		Plan 264	4 Bedrooms or 3 + Study, 3 Bathrooms Walk In robe Ideal Guest Room Large family kitchen	100,000	220,000
		Plan 299	Small Lot design Two Level Home 4 Bedrooms, Plus Study Nook, 3 Bathrooms Only 8 meters wide Can be zero lot design	75,300	165,700
Two Level Home Design Two Level Home		Plan 423	4 Bedrooms Design 3 Bathrooms Home Theatre Room Central Kitchen Ideal flat or sloping land Alfresco to side	160,200	352,400
		Plan 382	5 Bedrooms Large living areas Deck to front 3 Bathrooms Large family kitchen Home Theatre room	167,000	367,400

Design Two Level Home Design Two Level Home Design Two Level Home Design Two Level Home Design Two Level Home Design Two Level Home		Plan 321	4 Bedrooms 3 Large living areas Double Garage 3 Bathrooms Alfresco to back Balcony to front	121,600	267,500
		Plan 262	4 Bedrooms Plus Study Games room or office Balcony to side Deck Area	95,100	209,100
		Plan 249	4 Bedrooms plus Under 10 metre frontage home Rumpus - Games Room Double Garage with internal entry Home Cinema Robes to all bedrooms Alfresco Area to Back	94,300	207,500
		Plan 251	3 Bedrooms Casual living areas Games room or office 3 Bathrooms Large Deck Area	111,500	245,200
		Plan 251	4 Bedrooms plus office Raked ceiling to living areas Large kitchen 2 Bathrooms Alfresco to back	111,700	245,800
		Plan 267	4 Bedrooms plus office Casual living areas Open plan kitchen 3 Bathrooms Balconys off Bed 1 & 2	101,100	222,500
		Plan 280	6 Bedrooms Plus Study Casual living areas Open plan kitchen 3 Bathrooms Balconys off Bed 1 & 2	139,000	305,800

Design Two Level Home Design Two Level Home Design Two Level Home Design Two Level Home Design Two Level Home Design Two Level Home Design		Plan 295	3 Bedrooms plus study, 3 Living areas 3 Bathrooms Suits Narrow Lot Land Walk in Robe to Master Upper and lower Alfresco's	149,600	329,100
		Plan 332	3 Level Grand Design Home 4 Bedrooms Double Garage Entertainers design Galley Style Kitchen BIG Bedrooms Big Alfresco	125,700	276,600
		Plan 350	4 Bedrooms plus office 3 living areas Large kitchen with walk in pantry 3 Bathrooms Alfresco to back	136,600	300,500
		Plan 404	4 Bedrooms plus study Large 2 Storey House Plan Home cinema Master Bed with Spa Front & Rear Alfresco Party Kitchen Downstairs Sunken Lounge Rumpus Room Family Room Double Garage and Workshop Impressive Home Rumpus Room	153,000	336,600
		Plan 426	4 Bedrooms plus Guest Room 3 living areas Large kitchen 3 Bathrooms 2 Alfresco's to back	175,000	384,900
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	Spark Homes.com.au				

Duplex Hom		Plan 146	3 Bedrooms Galley Kitchen Separate Laundry 2 Bathrooms 2 Living areas Alfresco to back	55,300	121,600
		Plan 153	4 Bedrooms 2 Bath room Walk In robe 2 Bathroom Large family kitchen	57,900	127,500
Duplex Home Design		Plan 164	4 Bedrooms Design 2 Bathrooms 2 Large Living Areas 2 Large Kitchens Ideal Dual Key home Design Separate entry design	62,100	136,600
		Plan 173	5 Bedrooms 2 living areas 2 way bath to bed 1 W.I.R Pergola to back	79,200	174,100
Duplex Home Design		Plan 183	5 Bedrooms Dual living design 2 Kitchens Walk In robe 3 Bathrooms 2 Living Area	69,300	152,500
		Plan 213	3 Bedrooms plus Study Nook 2 Living Area Large kitchen 3 Bathrooms Alfresco to back Double Garage	80,700	177,500
me Design		Plan 234	Duplex Home Design 6 bedrooms 2 x 2 - two way bathrooms Separate family room Large Kitchen Private lounge rooms Large pergola to rear	88,600	195,000

Duplex Home Design		design 3 Bedrooms x 3 Bedrooms Large Open Plan Lounge / Kitchen Separate dining Kitchen off Lounge Robes to Bed 1 & Bed 2 2 Way Bath off Bed 1		
		Plan 237	104,500	230,000
Duplex Home Design		6 Bedrooms Narrow Lot TownHouse Large Open Plan Living Walk in Robe		
		Plan 297	112,600	247,700
Duplex Home Design		6 Bedrooms Narrow Lot TownHouse Large Open Plan Living Gate House Entry Walk in Robe		
		Plan 297	117,000	257,500
Duplex Home Design		8 Bedroom plus study Nooks Lower living areas Alfresco to back 6 Bathrooms Balcony to front		
		Plan 299	169,300	372,400
Duplex Home Design		6 Bedrooms 4 Bathrooms 4 Car Garage Ideal for corner land Alfresco to both units		
		Plan 295	111,700	245,800
Duplex Home Design		4 Bedrooms both units Double garage both units suits corner land		
		Plan 318	120,400	265,000
x Home Design		7 Bedrooms Large living areas 3 Garages 3 Bathrooms 6 living areas		
		Plan 336	127,200	279,800

e Duplex Home Design Duplex Home Design Duplex Home Design Duplex Home Design Duplex Home Design Duplex Home Design		Plan 350	3 X 3 Duplex Design Extra study or 4 bedroom each unit 4 car spaces 4 bathrooms total Large kitchen Robes to main bedrooms Separate meals area	132,600	291,600
		Plan 345	3 X 2 x 2 Duplex Triplex Units 3 car spaces 3 bathrooms total Large kitchen Robes to main bedrooms Separate meals area	130,700	287,400
		Plan 376	Unit 1 =3 bedroom Bedrooms Unit 2 =3 bedroom Bedrooms Alfresco Open plan Living	132,900	292,400
		Plan 380	Unit 1 =3 bedroom Bedrooms Unit 2 =3 bedroom Bedrooms [2 story] Unit 3 =3 bedroom Bedrooms [2 story] Unit 4 =3 bedroom Bedrooms Alfresco	135,400	297,800
		Plan 491	8 Bedrooms plus 2 study nooks 2 living areas 6 Bathrooms 4 car garages Large townhouse design	186,000	409,100
		Plan 520	4 Unit Townhouse 12 bedrooms total 4 bathrooms total Large Kitchen Robes to main bedrooms Separate Meals area	196,900	433,300

 Granny Flat Kits TYPE		Model No	Floor Plan Features	Blue Scope Steel Frame Kit, Pre Assembled Excl. GST Option 1	Plus Doors & Windows, Roofing. Cladding & Insulation Option 2
Sloping Land Home Design		Plan 242	3 Bedrooms House plan for sloping land Walk In robe 2 Bathroom Large family kitchen Large rear deck	91,600	201,600
		Plan 173	2 Bedrooms + Study 2 Bathrooms Rasied on stumps Ideal for sloping land Large family Area	64,400	141,600
		Plan 239	4 Bedrooms Hillside Home Design Large Living arae 2 Bathrooms Large Deck Area	95,100	209,100
Sloping Land Home Design		Plan 150	3 Bedrooms Casual living areas split level 2 Bathrooms Large Deck Area	56,800	125,000
		Plan 134	3 Bedrooms 2 Bathrooms Double Garage Open Living area Large Deck Area	86,000	189,100
Sloping Land Home De		Plan 218	4 Bedrooms 2 living areas kitchen Breakfast bar 2 Bathrooms Family Room Split Level Design	82,600	181,600
		Plan 205	4 Bedrooms 2 living areas Garage Under Home 2 Bathrooms Large alfresco Area	86,100	190,100

sign Sloping Land Home Design Sloping Land Home Design Sloping Land Home Design Sloping Land Home Design		Plan 256	4 Bedrooms Home Cinema Parents Retreat 2 Bathrooms Large Deck Area	97,700	215,000
		Plan 353	4 Bedrooms PLUS Study 2 living areas Central kitchen 2 Bathrooms Large Deck Area	133,700	294,100
		Plan 213	4 Bedrooms 2 living areas kitchen Breakfast bar 2 Bathrooms Family Room Split Level Design	72,400	159,200
		Plan 268	4 Bedrooms 2 living areas Double Garage 2 Bathrooms Large Deck Area	101,500	223,300
		Plan 221	5 Bedrooms or Office 2 living areas kitchen Breakfast bar 2 Bathrooms Rumpus Room High Raked Ceilings	83,700	184,100
		Plan 279	4 Bedrooms or 3 Plus Study Rumpus Room living area Large kitchen 3 Bathrooms Deck area to back	105,700	232,500
		Plan 257	4 Bedrooms Plus Office Rumpus room + 2 living areas 2 Bathrooms Large Deck Area	97,300	214,100