



								choose Lockup	Material Supply Only kit only or combo wit		
iBuild Model	Size (m2)	Enclosed	Other			۹ چ	Lockup [A] <u>incl. GST</u>	Lining [B] incl. GST	Final (Kitchen & Bathroom): [C] incl: GST-CUES	Kit [A+B+C] incl. GST	Floor (incl. Deck) (Optional). <u>incl. GST</u>
1 BEDROOM								a It is inon	etaileble on		
OAKDALE	23.93	20.75	3.18	1	1	0	\$17,180	10 31 \$6,140 S is 8	\$7,230	\$30,550	\$5,150
YASS	23.93	20.75	3.18	1	1	0	\$16,540,6	0 ^{UI} \$6,140	\$7,230	\$29,910	\$5,150
STAWELL	21.30	18.30	3.00	1	1	0	\$17,180 \$16,540,8 met \$16,540,8 met \$18,220 met \$18,220 met \$17,180 \$17,180 \$32,870 \$34,210 \$41,110 \$39,190	\$6,140	\$6,600	\$30,960	\$4,850
OAKDALE 44	21.73	17.46	4.27	1	1	Nek	15 P\$17,180	\$6,140	\$6,600	\$29,920	\$5,680
BERWICK	41.60	33.28	8.32	1	adkh	ion st	N chan\$32,870	\$10,930	\$10,610	\$54,410	\$9,370
OXFORD	51.84	38.88	12.96	med flar	ss little	le or ar	steps, f\$12,180 s32,870 \$34,210 \$41,110 \$39,190	\$7,940	\$10,100	\$52,250	\$11,860
WHYALLA	57.20	44.00	13.20	sts acit	JP11	0	\$41,110	\$8,870	\$12,460	\$62,440	\$12,990
PAKENHAM	59.80	44.97	14.83	al fram	1	0	\$39,190	\$9,770	\$11,640	\$60,600	\$13,590
KINGAROY	90.47	5 64.94 M	26.49	1	1	0	\$55,390	\$17,140	\$13,560	\$86,090	\$18,660
<u>NEWMAN</u>	291.61	42.17	49.44	1	1	0	\$48,630	\$10,930	\$11,130	\$70,690	\$22,460
BALLINA 46	93.79 ^C	67.83	25.96	1	1	0	\$55,010	\$11,330	\$11,430	\$77,770	\$19,570
BALLINATICING	98.36	59.86	38.50	1	1	0	\$53,880	\$10,400	\$13,490	\$77,770	\$21,230
MORNINGTON	54.90	47.10	7.80	1	1	0	\$34,720	\$8,650	\$9,220	\$52,590	\$12,160
BEGA	42.70	35.00	7.70	1	1	0	\$29,160	\$12,260	\$11,330	\$52,750	\$9,570





								choose Lockup	Material Supply Only kit only or combo wit		
iBuild Model	Size (m2)	Enclosed	Other		≞≜ €	, Fal	Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom)5 [C] incl: GST QUEST	Kit [A+B+C] incl. GST	Floor (incl. Deck) (Optional) <u></u> <u>incl. GST</u>
2 BEDROOM	(m2)	F	0				Lockup [A] incl. GST me metro \$65,590 \$65,590 \$32,830 \$30,100 \$42,440 \$42,440 \$40,800 \$44,340 \$50,400 \$50,400	Lining	Final (Kitchen & Bathroom) [C] incl. GST	Kit [A+B+C] incl. GST	Floor (incl. Deck) (Optional) <u>,</u> _incl. GST
ABBEY VIEW	103.66	91.06	12.60	2	1	0	\$65,590 ontact	11 ^{C/L} \$23,980	\$13,160	\$102,730	\$11,220
PORTLAND	52.60	44.10	8.50	2	1	0 <u>v</u> č	ts to 0\$32,8305tanoc	\$8,790	\$8,180	\$49,800	\$10,710
HORSHAM	45.24	36.84	8.40	2	1 x	100 5t	ates 1 tes 100	\$8,790	\$10,810	\$49,700	\$9,900
ORANGE	59.99	59.99	0.00	d Rat	Paliff	eren ar	\$42,440	\$13,980	\$10,100	\$66,520	\$12,020
HILLVIEW 44	59.09	51.29	7.80 frat	neu aros	10grad	1	\$40,800	\$14,340	\$13,230	\$68,370	\$11,820
PARRAMATTA	68.37	60.00	tir8.37 cos	frange	1	0	\$44,340	\$10,610	\$11,010	\$65,960	\$14,040
CASA BIANCA 42		5U 75.70 m	ate, potee	2	1	0	\$50,400	\$15,520	\$14,340	\$80,260	\$15,760
CASA BIANCA	81.70	buits. 70 nat	6.00	2	1	0	\$50,400	\$12,420	\$14,340	\$77,160	\$15,760
SALE	92.25	,0579.72	12.53	2	1	0	\$57,940	\$18,460	\$13,560	\$89,960	\$18,260
AVILA	78.00	60.00	18.00	2	1	0	\$46,420	\$13,980	\$10,100	\$70,500	\$15,920
EMERALD DUE T	78.00	66.50	11.50	2	1	0	\$48,080	\$16,260	\$13,130	\$77,470	\$15,350
MUDGEE	76.88	59.64	17.24	2	1	0	\$43,830	\$13,230	\$10,300	\$67,360	\$16,060
ARMIDALE	82.08	62.64	19.44	2	1	0	\$48,280	\$11,010	\$11,010	\$70,300	\$16,560





								choose Lockup	Material Supply Only kit only or combo with	any other kits	
iBuild Model	Size (m2)	Enclosed	Other		≞ ≜ €	P	Lockup [A] _incl. GST	Lining [B] incl. GST	Einal (Kitchen & Bathroom) [C] incl. GST	Kit [A+B+C] incl. GST	Eloor (incl. Deck) (Optional). _incl. GST
<u>SEYMOUR</u>	79.75	59.95	19.80	2	1	1	_incl. GST \$52,120 \$51,310 \$59,310 \$60,5000 \$60,5000 \$60,5000 \$60,50	\$10,810 a	Jetalle 011 101/21/2\$14,750	\$77,680	\$16,770
LAUNCESTON	83.63	70.30	13.33	2	1	0	\$51,310 netr	2 \$10,910 5 is	\$11,210	\$73,430	\$16,560
BAYVIEW	84.00	71.20	12.80	2	1	0	\$59,310 ¹⁰	13,020	\$10,680	\$83,010	\$18,120
MELROSE 44	90.52	73.74	16.78	2	1	0	s to M\$60,500 tandal	\$15,050	\$12,630	\$88,180	\$18,380
MELROSE	90.54	68.54	22.00	2	1		s te plea o ste stes, \$55,650 \$66,560 \$70,160 \$74,640	\$14,950	\$13,940	\$84,540	\$18,280
ROMA	112.51	87.08	25.43	2 0.21	Pagk 1	aront Si	ate ⁵ , \$55,650 y chan\$66,560 \$70,160 \$74,640 \$72,00	\$15,850	\$16,780	\$99,190	\$22,620
HILLVIEW	117.33	71.09	46.24	ned 110	SS 1 d	e 8	\$70,160	\$14,730	\$15,980	\$100,870	\$25,880
MELROSE 42	119.70	91.92	27,78 COS	ts at I	163.	0	\$74,640	\$19,290	\$13,940	\$107,870	\$24,140
MACKAY	119.00	92,76	26.24 CE	2	1	0	\$76,360	\$14,850	\$17,570	\$108,780	\$24,750
MOREE	129.5	illo na	¢ 33.5	2	1	0	\$73,150	\$13,610	\$18,170	\$104,930	\$30,160
EASTWOOD	133.40	73.10	60.30	2	1	0	\$71,590	\$15,900	\$14,390	\$101,880	\$30,780
TAMWORTH 44	156.26	93.38	62.88	2	1	0	\$90,400	\$19,590	\$16,770	\$126,760	\$35,250
WESTWOOD DUE	182.50	87.20	95.30	2	2	0	\$89,890	\$18,380	\$19,190	\$127,460	\$43,830
TAMWORTH	191.02	122.32	68.88	2	2	0	\$100,800	\$23,740	\$23,940	\$148,480	\$40,000
BELGRAVE	64.15	58.45	5.70	2	1	0	\$39,790	\$9,800	\$12,630	\$62,220	\$12,420
ARARAT	85.34	78.34	7.00	2	1	0	\$54,540	\$16,460	\$14,340	\$85,340	\$16,560





									Material Supply Only kit only or combo wit	hany other kits	
iBuild Model	Size (m2)	Enclosed	Other			₽ ₽	Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom) ICI incl. GST	Kit [A+B+C] incl. GST	Eloor (incl. Deck) (Optional), _incl. GST
AVILA SSD	78.00	60.00	18.00	2	1	0	\$42,440	\$13,980 a di	atalle e 011 atalle e 011 atalle \$10,100	\$66,520	\$15,920
2 BEDROOM + STUDY	(m2)	E	0			40	Lockup metro [A] ne metro incl GST macto Metro Contacto	Lining S is a ([B] Vincl. GST	Final (Kitchen & Bathroom), [C] incl. GST	Kit [A+B+C] incl. GST	Eloor (incl. Deck) (Optional), <u>incl. GST</u>
BENDIGO	164.20	98.06	66.14	2 +	2	o kits to	p\$96,150 ^{stance}	\$22,520	\$24,850	\$143,520	\$34,740
3 BEDROOM	(m2)	E	6 w 0	ned flat	pack h	onn state arent state arent any ch	Lockup [A] _incl. GST	Lining [B] incl. GST	<u>Final</u> (Kitchen & Bathroom) [C] incl. GST	Kit [A+B+C] incl. GST	Eloor (incl. Deck) (Optional), <u>incl. GST</u>
WODONGA	120.70	95.14	25.56 CO	sts acro	1 1	0	\$73,360	\$14,370	\$14,950	\$102,680	\$23,590
PENRITH	121.52	107.42	124.1100	3	1	0	\$75,600	\$21,300	\$15,900	\$112,800	\$23,500
WOLLONGONG	127.80	102.24	e25.56	3	2	0	\$76,030	\$20,810	\$14,020	\$110,860	\$30,070
BUNBURY	128,00	05 ^{97.00}	31.00	3	1	0	\$83,390	\$18,630	\$16,150	\$118,170	\$29,580
	141.69	116.20	25.49	3	2	0	\$85,100	\$20,900	\$16,100	\$122,100	\$27,900
GLADSTONE DUE	149.21	138.51	10.70	3	2	0	\$74,950	\$22,770	\$19,950	\$117,670	\$21,810
BUNDABERG	153.15	109.60	44.55	3	1	0	\$80,090	\$20,200	\$20,400	\$120,690	\$31,310
BANKSIA	187.73	114.42	73.31	3	1	0	\$103,750	\$18,970	\$18,180	\$140,900	\$41,810
SHEPPARTON	184.27	153.70	30.57	3	2	2	\$107,110	\$26,660	\$23,320	\$157,090	\$31,170





								choose Lockup	Material Supply Onl kit only or combo w		
iBuild Model	Size (m2)	Enclosed	Other		≞ ≜] €	₽	Lockup [A] _incl. GST	Lining [B] incl. GST	Einal (Kitchen & Bathroom) [C] inch: GST	Kit (* [A+B+C] incl. GST	Floor (incl. Deck) (Optional) incl. GST
TOWNSVILLE - 44	271.78	221.38	50.40	3	1+	0	\$163,870 \$98,390 \$87,900 met \$87,900 met \$87,900 met \$87,900 met	\$34,440 20	etalle 011 1/21/2\$22,830	\$221,140	\$60,140
BAIRSNDALE	159.85	130.23	29.62	3	2	0	\$98,390	0 a \$20,310 5 is f	\$23,300	\$142,000	\$38,350
WARRNAMBOOL	185.10	133.16	51.90	3	2	0	\$87,900 ¹⁰	\$21,450	\$17,800	\$127,150	\$37,500
HORNSBY	120.92	95.45	25.47	3	1	1	to N\$73,360 standa	\$26,580	\$17,610	\$117,550	\$23,590
3 BEDROOM + STUDY	(m2)	Е	0	d flat	Packh	erent st	ates h <mark>Lockup</mark> chan [A] <u>incl. GST</u>	Lining [B] incl. GST	<u>Final</u> (Kitchen & Bathroom), [C] incl. GST	Kit [A+B+C] incl. GST	Eloor (incl. Deck) (Optional) incl. GST
TOWNSVILLE	206.96	150.24		med lie	upgad	Ve o	\$118,700	\$28,300	\$22,900	\$169,900	\$46,400
DARWIN	216.48	182.18	182.18	fr 2134	3	2	\$126,760	\$26,180	\$14,850	\$167,790	\$40,720
NOWRA	220.09	202.77	ateriantee	3 +	4	2	\$137,920	\$44,930	\$28,680	\$211,530	\$37,180
GRANDVIEW	271.78	196.58	⁶ 75.20	3 +	3	0	\$170,300	\$30,430	\$33,740	\$234,470	\$39,650
4 BEDROOM QUE	ide is bain in o fluctuation ((m2)	jost es	0				Lockup [A] _incl. GST	Lining [B] incl. GST	<u>Final</u> (Kitchen & Bathroom) [C] incl. GST	<u>Kit</u> [A+B+C] incl. GST	Floor (incl. Deck) (Optional) <u>incl. GST</u>
тоожоомва	154.00	134.00	20.00	4	2	0	\$80,260	\$19,260	\$16,940	\$116,460	\$27,210
HUNTER VALLEY	157.30	147.41	9.89	4	3	1	\$126,200	\$39,910	\$18,250	\$184,360	\$27,900
SWAN HILL	157.94	138.21	19.73	4	2+	0	\$132,310	\$24,850	\$25,000	\$182,160	\$26,040





									choose Lockup	Material Supply Only kit only or combo wit	hany other kits	
iBuild Model		ize m2)	Enclosed	Other			, F	Lockup [A] _incl. GST	Lining [B] incl. GST	Einal pect (Kitchen & mate Bathroom)stimes [C] incl. GST QUES	Kit [A+B+C] incl. GST	<u>Floor</u> (incl. Deck) (Optional) _incl. GST
SEACREST	16	0.00	160.00	0.00	4	2+	0	\$177,550	\$32,730 a C	tale 01 availa\$24,730 \$23,590	\$235,010	\$36,400
ROCKHAMPTON	17	4.80	151.58	23.22	4	2	2	\$108,380 \$111,590 metri \$111,590 mach \$111,340 model \$111,340 model	0 a \$26,990 5 15	\$23,590	\$158,960	\$31,840
CAIRNS	خىلا	1.38	168.94	12.44	4	2+	0	\$111,590 ^e tact	0Un \$23,630	\$21,690	\$156,910	\$39,980
BALLARAT	كتللا	2.80	158.98	23.82	4	2	2	to N\$111,340 tanda	\$28,090	\$24,540	\$163,970	\$33,120
BELLAVISTA	<u> </u>	218	127.8	90.2	4	2	one k		\$19,360	\$19,140	\$132,870	\$46,160
PORT MACQUARIE		2.20	171.00	51.20	2	P324	eront	\$147,150	\$31,980	\$26,050	\$230,080	\$40,050
NEWCASTLE	خطلا	0.50	196.50	64.00	ned the	5534	e 2	\$147,150	\$30,310	\$28,010	\$205,470	\$43,650
MAYBANK	خللا	3.18	128.77	144.41	osts acto	JPgr 2	0	\$117,320	\$21,940	\$17,260	\$156,520	\$63,460
SPRINGWOOD	39	0.32	327.44	62.88	el fron 4	2	2	\$193,540	\$44,830	\$28,470	\$266,840	\$67,170
VALLEY HEIGHTS	20	4.17	5166.70	e37.47	4	3+	0	\$143,380	\$20,840	\$19,900	\$184,120	\$27,100
0	uide is basi	ion in h	ost estin.					Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom) <u></u> [C]	<u>Kit</u> [<u>A+B+C]</u> incl. GST	<u>Floor</u> (incl. Deck) (Optional)
4 BEDROOM + STUDY	() ()	m2)	E	0						incl. GST		<u>incl. GST</u>
<u>ALĘUŔŶ</u>	خلا	9.93	191.41	38.52	4 +	2	0	\$104,230	\$27,920	\$20,860	\$153,010	\$42,700
CENTRAL COAST	24	2.00	183.00	59.00	4 +	2	0	\$189,560	\$33,990	\$31,070	\$254,620	\$42,370
SAN REMO	28	8.30	236.00	52.30	4 +	3	1	\$212,440	\$35,090	\$23,600	\$271,130	\$31,100





The pricing guide is based on supplying timber-framed flatpack home kits to Melbourne metro area. It is indicative and subject to change without notice. Due to fluctuation in building materials costs across different states, please contact our team for a detailed cost estimate for your region. Cost estimate for steel frame upgrade or any changes to standard of the standard of the

									choose Lockup	Material Supply Only kit only or combo wi		
iBuild Model		Size (m2)	Enclosed	Other		≞≜ €	e ا	Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom)5 [C] incl. GST	Kit [A+B+C] incl. GST	Eloor (incl. Deck) (Optional) <u>incl. GST</u>
GEELONG	29	92.90	226.42	66.48	4 +	2	0	\$144,370	\$30,410 a	detaile \$24,050 availa \$24,050 \$36,970	\$198,830	\$56,000
DUBBO	32	25.82	219.80	106.02	4 +	2	1	\$175,420) ~ ¢510 00 ~ \7	\$36,970	\$264,190	\$42,480
<u>woy woy</u>	1	55.48	126.94	28.54	2+2	1+1	1	\$175,420 \$92,890 ^{,e} metro	191,300 S () (1510) S () (151	\$26,020	\$138,680	\$30,440
5 BEDROOM		(m2)	E	ο			mekit	Sto M Lockup Sto M [A] Standard	Lining [B] incl. GST	<u>Final</u> (Kitchen & Bathroom) [<u>C</u>]	<u>Kit</u> [A+B+C] incl. GST	<u>Floor</u> (incl. Deck) (Optional) _incl. GST
WAGGA WAGGA		90.51	308.58	181.93	5	Paskh	erent st	st change \$172,630	\$51,410	\$43,240	\$267,280	\$106,980
5 BEDROOM + PARENT'S RETREAT	((m2)	E	timber-fr	amed he acros	ipgrad	Je or ar	Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom) [C] incl. GST	Kit [A+B+C] incl. GST	Floor (incl. Deck) (Optional). <u>incl. GST</u>
ROYAL ROSE	33	37.52	321.55	at 15.97.0	² ¹ ¹ 5+	3	0	\$197,640	\$45,900	\$34,330	\$277,870	\$58,930
6 BEDROOM		(m2)	ouilding ouilding ost estimation	0				Lockup [A] _incl. GST	Lining [B] incl. GST	<u>Final</u> (Kitchen & Bathroom) [<u>C]</u>	<u>Kit</u> [A+B+C] incl. GST	Floor (incl. Deck) (Optional), <u>incl. GST</u>
DOUBLE BAY	28	81.96	286.12	13.84	3+3	2+2	1+1	\$199,980	\$52,520	\$37,370	\$289,870	\$44,640
*The pricing the transformed to the study	. ((m2)	E	0				Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom) [C] incl. GST	Kit [A+B+C] incl. GST	Floor (incl. Deck) (Optional). <u>incl. GST</u>
GOLD COAST	39	90.56	281.04	109.52	7 +	3	0	\$193,650	\$47,500	\$28,360	\$269,510	\$58,450





									choose Lockup	Material Supply Only kit only or combo with	any other kits	
iBuild Model		Size (m2)	Enclosed	Other			P A	Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom) [C] incl: GST	<u>Kit</u> [A+B+C] incl. GST	Floor (incl. Deck) (Optional). <u>incl. GST</u>
1 BEDROOM (Designer Series)		(m2)	E	0	Ē	≞ ≜ €	e ا	Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom) [C] incl. GST	Kit [A+B+C] incl. GST	<mark>Eloor</mark> (incl. Deck) (Optional), <u>incl. GST</u>
RICHMOND		47.88	39.81	8.07	1	1	0	\$43,480 ntact	\$10,200	\$10,200	\$63,880	\$10,720
OAKDALE MV		25.30	20.84	4.46	1	1	0 Kits	10 Meiber contra	\$6,780	\$6,780	\$38,020	\$5,680
CARLTON		58.76	41.96	16.08	1	1	10101e state	\$44,610	\$9,800	\$14,320	\$68,730	\$13,490
2 BEDROOM (Designer Series)		(m2)	E	o		≞≜ <u>₩</u>	ean of the second secon	Lockup [A] _incl. GST	Lining [B] incl. GST	<u>Final</u> (Kitchen & Bathroom), [C] incl. GST	<u>Kit</u> [A+B+C] incl. GST	<u>Eloor</u> (incl. Deck) (Optional), <u>incl. GST</u>
HAWTHORN		85.00	60.00	125.00	franze	1	0	\$51,310	\$16,260	\$10,100	\$77,670	\$17,470
HILLVIEW 44 MV		63.54	57.23 m	3 ^{te} 6.35 ^{tee}	2	1	0	\$50,300	\$15,860	\$11,720	\$77,880	\$12,320
PORTLAND MV		52.60	buik4.1013	8.50	2	1	0	\$40,300	\$11,210	\$9,090	\$60,600	\$10,710
4 BEDROOM (Designer Series)	uide is h	(m2)	,0 ^{st eo} E	ο	A	≞ ≜ 	₽ ₽	Lockup [A] incl. GST	Lining [B] incl. GST	Einal (Kitchen & Bathroom), [C] incl. GST	<u>Kit</u> [A+B+C] incl. GST	<u>Eloor</u> (incl. Deck) (Optional). <u>incl. GST</u>
ESSENDON		147.74	137.59	10.15	4	2	0	\$133,120	\$28,890	\$21,820	\$183,830	\$28,480





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							choose Lockuj	Material Supply Only p kit only or combo wi		
iBuild Model	Size (m2)	Enclosed	Other		, F	Lockup [A] _incl. GST	Lining [B] incl. GST	Final (Kitchen & Bathroom)344 [C] incl. GST (1995)	Kit [A+B+C] incl. GST	Floor (incl. Deck) (Optional) <u>incl. GST</u>
DUPLEX DESIGNS	(m2)	E	Ο		, Fil	Lockup [A] _incl. GST	Lining [B] incl. GST 5 15	Final (Kitchen & Bathroom) [C] incl. GST	Kit [A+B+C] incl. GST	Eloor (incl. Deck) (Optional). <u>incl. GST</u>
WOY WOY	155.48	126.94	28.54	2 1	1	\$92,890 ntac	19,770	\$26,020	\$138,680	\$30,440
DOUBLE BAY	281.96	286.12	13.84	32	1	ts to \$199,980 and	\$52,520	\$37,370	\$289,870	\$44,640

Notes:

- * N3 wind rating and BAL-Low. For different wind rating and bushfire attack level requirements, please contact us.
- * Bedroom 4+ means 4 bedrooms + study
- * Bedroom 1- means no formal bedroom, studio type
- * Carpark 2 means space for 2 cars
- * The price estimation includes GST and may change without notice. The indicative price does not include delivery costs.
- * Please refer to our Standard Inclusions for details: http://i-build.com.au/kit-homes-inclusions-exclusions/
- * Costs associated with obtaining permits from relevant responsible authorities are not included in any of the cost estimations here.

k	Le	ge	en	d:

nd: Single Storey Kit Home Design

Angle Storey Kit Home Design