

V **E** **S** **T** **B** **U** **I** **L** **D**.[®]

ALLURE
LEOPOLD

Stylish design, unbeatable

service, attention to detail

& outstanding value

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ALLURE

- LEOPOLD -





Geelong and the open

coast just 15 minutes

away and the Bellarine at

your fingertips

ALLURE

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ALLURE LEOPOLD IS COUNTRY LIVING WITH BIG CITY CONVENIENCE.

Located 7kms from Geelong CBD, Leopold urban growth area is the largest contiguous growth area in Victoria.

Consisting of approximately 2,500 hectares of developable land, Leopold's population and its close proximity is expected to grow by 148% over the next 20 years

Leopold is a residential suburb located about 7km east of Geelong, which lies on both sides of the Bellarine Highway and extends to Portarlington Road to the north.

Leopold is known as the gateway to the Bellarine Peninsula and offers the best of both worlds: the relaxed lifestyle of the Bellarine Peninsula at your fingertips but with the Geelong CBD only a short drive away.

ALLURE

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ALLURE LEOPOLD PARKS

Allure Leopold will be home to over 12,000m² of open space for your family to enjoy, including a water reserve, open areas and a playground for the kids.

ASH RD BOUTIQUE SHOPPING

Cafe breakfast or lunch, country town bakery, IGA supermarket, news agency, and many more daily essentials just a short stroll away.

LAKE CONNEWARRE

Whether it be walking the dog, stand up paddle boarding or kayaking, the shores of Lake Connewarre are only a 5min walk from Allure.

ESTUARY ESTATE SPORTING RESERVE

Connected via our internal walking tracks, Estuary Estate's full size football oval and soccer pitch is only 600m away.

GATEWAY PLAZA

Big city shopping meets country living. The newly refurbished Gateway Plaza is home to Coles, Kmart, Aldi, Bunnings, Boss Burger, and another 50+ specialty retailers.

LEOPOLD PRIMARY SCHOOL

Cut down on school travel times with your local primary school just 2km from Allure Leopold, let the kids walk or ride safely to school through quiet, local roads.

GATEWAY SANCTUARY

Wander the winding walking tracks and be amazed at the vast array of wildlife that calls this sanctuary home. A great place for the family picnic at the BBQ and rotunda, or just some time to yourself immersed in nature.

LEOPOLD SPORTS RESERVE

This community sporting precinct is home to ovals, tennis courts, a community hall, BMX park and other sporting opportunities.

GEELONG – 15 MINS

Fine dining, cafe culture, a lively arts scene, world class education or to cheer on the mighty Geelong Cats; big city entertainment is just a short drive away.

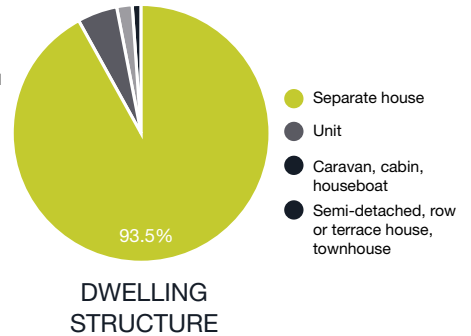
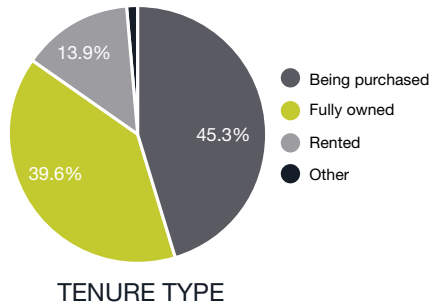
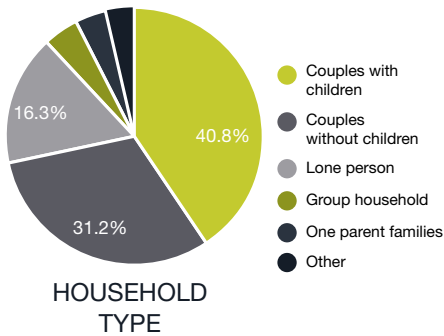
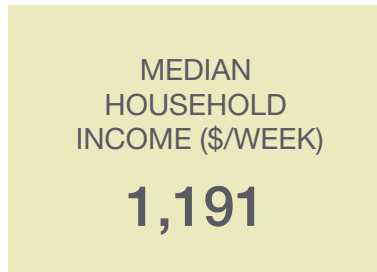
SURF COAST – 15 MINS

Whether your preference is Ocean Grove or Barwon Heads, between them you'll find surf, fishing, cafés, dining, football and golf in two charming coastal villages.

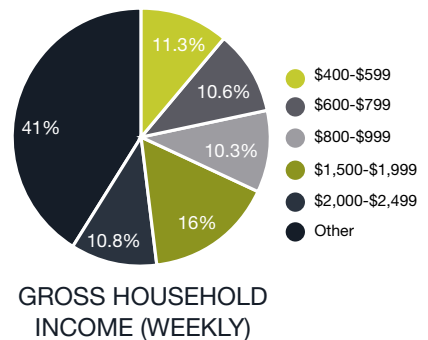
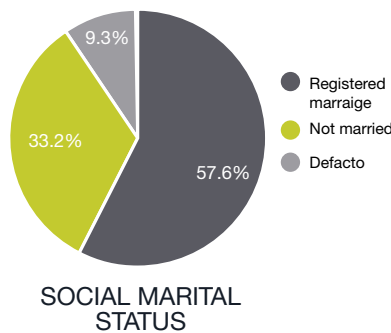
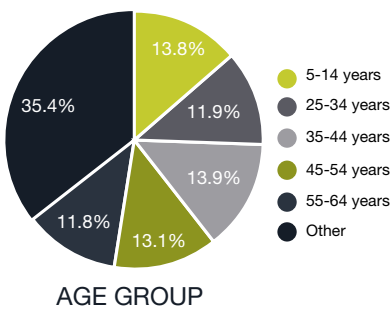
PORT PHILLIP BAY – 15MINS

Queenscliff is the gateway to world class water activities. Swimming with seals, fishing for whiting and snapper, diving for scallops and crayfish or doing a daytrip to Sorrento and Portsea, it is all on your doorstep.

LEOPOLD DEMOGRAPHICS



OCCUPATIONS



LOCATION

Leopold is a residential suburb located about 7km east of Geelong, which lies on both sides of the Bellarine Highway and extends to Portarlington Road to the north.



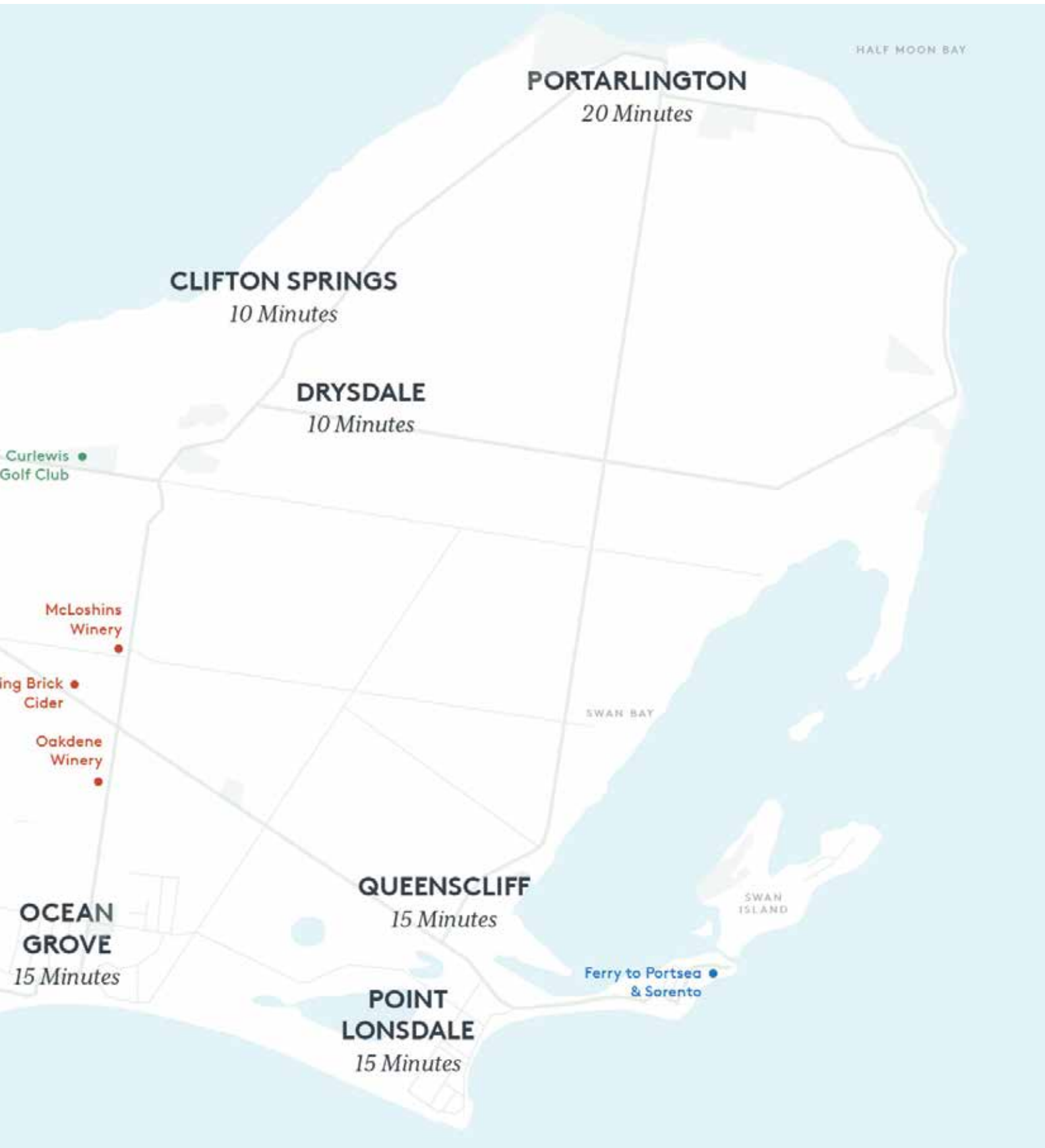


ALLURE

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GEELONG
15 Minutes

BARWON HEADS
20 Minutes



Geelong: Facts at a Glance

Geelong is Victoria's regional capital. It's vibrant and adaptable economy, strong research and development capability, infrastructure and innovative culture make it an ideal investment location.

Geelong has a positive attitude towards investment, whether originating from new or existing businesses. The Geelong community is quick to support local businesses and be part of their success. With a focus on entrepreneurship and innovation, Geelong makes things happen.

The unique blend of suburban, coastal and country areas in close proximity, offer lifestyle and business opportunities that continue to attract new residents, investors, students and visitors alike.

MAJOR EVENTS

Geelong Revival Festival (Motorsports)

Home of the Geelong Cats (Simonds Stadium)

Popular Food, Wine and Beer Festivals

Geelong Major Events 2014/15:

- 29 events supported
- \$84m (est.) injected into the local economy
- 650,000 visits

Pako Festa (Multicultural street festival)

Diverse Sporting Events

Festival of Sails

CENTRAL GEELONG

POPULATION

225k

Largest growth in Victoria outside the metropolitan area (+3,570 people, 2013-2014). Accelerating growth of 17% p.a. to 2031.

INVESTMENT

\$3.6b

Major investment projects:

- Underway - \$1.3b
- In the pipeline - \$2.3b
- Recently completed - \$645m

DEFENCE

\$5m

Geelong Defence Procurement Business Office has been established. Nominating Geelong as the ideal home of the multi-billion dollar LAND 400 Program.

STAUGHTON VALE

ANAKIE

LEGEND

- Visitor Information Centre
- Highest number of dwelling approvals
- Wineries

Avalon Airport

Victoria's second busiest airport and home of the Australian International Airshow.

- Passenger Operations (Jetstar)
- International Freight Operations
- Technical Aviation Operations
- Retail and Commercial Opportunities

EMPLOYMENT PRECINCT

+1,470 jobs

Geelong Ring Road Employment Precinct (GREP). Investments worth \$1.4b in various stages. Land suitable for all industrial purposes and land size requirements.

YOU YANGS REGIONAL PARK

LARA

TO MELBOURNE 50 km

LITTLE RIVER

GRP

\$10.7b GRP Industry contribution to Gross Regional Product.

16%	14%	10%	8%	7%	45%
Rental, hiring & real estate	Manufacturing	Health care & social assistance	Education & training	Retail trade	Other 14 sectors

TOP 5

The Gordon (TAFE) top 5 courses:

- Civil Construction
- Agriculture
- Allied Health Assistance
- Commercial Cookery
- Plumbing and Services

Total of 14,465 students (2014)

CORIO

AVALON AIRPORT

PORTARLINGTON

INDENTED HEAD

Trade through Port of Geelong

- 639 vessels, 12.1m tonnes of trade (2014/15)
- 3.8m tonnes exported (incl. woodchips, petrol, products and bulk grain)
- 8.3m tonnes imported (incl. crude oil, fertiliser, dry bulk and petrol products)
- Plans for growth underway

INNOVATION

1st

World 1st pilot scale Carbon Fibre Plant - Carbon Nexus. Located at the Geelong Technology Precinct within Deakin University's Waurn Ponds Campus.

NORTH GEELONG

GEELONG

CLIFTON SPRINGS

CURLEWIS

DRYSDALE

ST LEONARDS

WALLINGTON

HEALTH

\$277m

Epworth Geelong Hospital (Stage 1) under construction. Due for completion in mid 2016. Connection to Deakin University's new \$52m Regional Community Health Hub.

ARMSTRONG CREEK

BARWON HEADS

LEOPOLD

WALLINGTON

OCEAN GROVE

QUEENSCLIFF

POINT LONSDALE

2014 Deakin Enrolments

59% increase over 5 years to 11,030 students (Waterfront & Waurn Ponds Campuses). Highest ranked Victorian University for overall student learning satisfaction.

TOURISM

4.3 million

Visitors to Greater Geelong and The Bellarine (2014/15). Flourishing food & wine destination with award-winning wineries, breweries, restaurants/cafés & artisan food producers.

HOUSE PRICES

\$388k

City of Greater Geelong median house price. The Victorian median = \$460,000. Metro Melbourne median = \$550,000 (2014 Valuer-General).

Record Building Activity

A record \$1.2b total building activity in 2014/15. More than 2,000 new dwellings approved every year.

Highest number of dwelling approvals



LOCAL WINERIES

LEURA PARK ESTATE

Leura Park Estate grows premium estate wines including Sparkling Blanc de Blanc and are regularly rated well above 90 points by James Halliday. The cellar door is open on weekends with wine-matched grazing platters to enjoy by the fire or on the lawn and live music every Sunday. Visitors can try one of the in-vineyard segway tours from Segway Geelong before settling down with some Leura Park greats.

TERINDAH ESTATE

Terindah Estate is a stunning venue with equally stunning views. Boutique wines are available to taste in the cellar door seven days a week, there are captivating event spaces and The Shed is a great spot for lunch or weekend breakfast.

JACK RABBIT VINEYARD

Jack Rabbit Vineyard is perched on a hill overlooking Port Phillip Bay to the You Yangs and back towards Geelong, the views are breathtaking. The Vineyard offers cellar door wine tasting and sales, casual food at the House of Jack Rabbit and more formal dining at Jack Rabbit Restaurant and is open 7 days.

SCOTCHMANS HILL

Famous estate grown wines available to taste at the cellar door, open 7 days.

BELLARINE ESTATE

Most of the Bellarine Estate varieties are named after one of the Kenny clan. There's an on site brewery with some lively beers including Ginja Beer (alcoholic ginger beer). Tasting platters on offer and live music on Sundays.

www.visitgeelongbellarine.com.au

The redevelopment will see the region's first Bunnings and Kmart, a brand new Aldi and a refreshed Coles



GATEWAY PLAZA

Gateway Plaza is located on the Bellarine Peninsula 12.5kms from Geelong and 85kms from Melbourne. The Bellarine Peninsula is renowned for famous links golf courses, cool surf beaches, historic seaside villages and breathtaking natural beauty.

It is the only Sub Regional centre on the Bellarine Peninsula and is home to craft breweries, world class wineries, contemporary galleries and cultural festivals.

The Plaza is in a prominent location off the Bellarine Highway, the main traffic route linking Geelong with Ocean Grove, Point Lonsdale and Queenscliff.

A \$85 million redevelopment will reposition the centre as The Bellarine's newest everyday shopping destination to cater for a rapidly expanding primary trade area.

The redevelopment will transform the centre's offering to the community with the region's first Bunnings and Kmart, a brand new Aldi and a refreshed Coles. Food choices will be plentiful with a new casual dining precinct and communal town plaza as well as over 1,000 carparks to cater for increased traffic.

www.gatewayplazaleopold.com.au





MAJOR STORES INCLUDE:

- Aldi
- Anytime Fitness
- Australia Post
- Bakers Delight
- Bendigo Bank
- Bonds
- Bunnings
- Coles
- Gateway Plaza Family Medical Practice
- Jeanswest
- Kmart
- McDonald's
- Telstra
- The Cheesecake Shop
- The Reject Shop



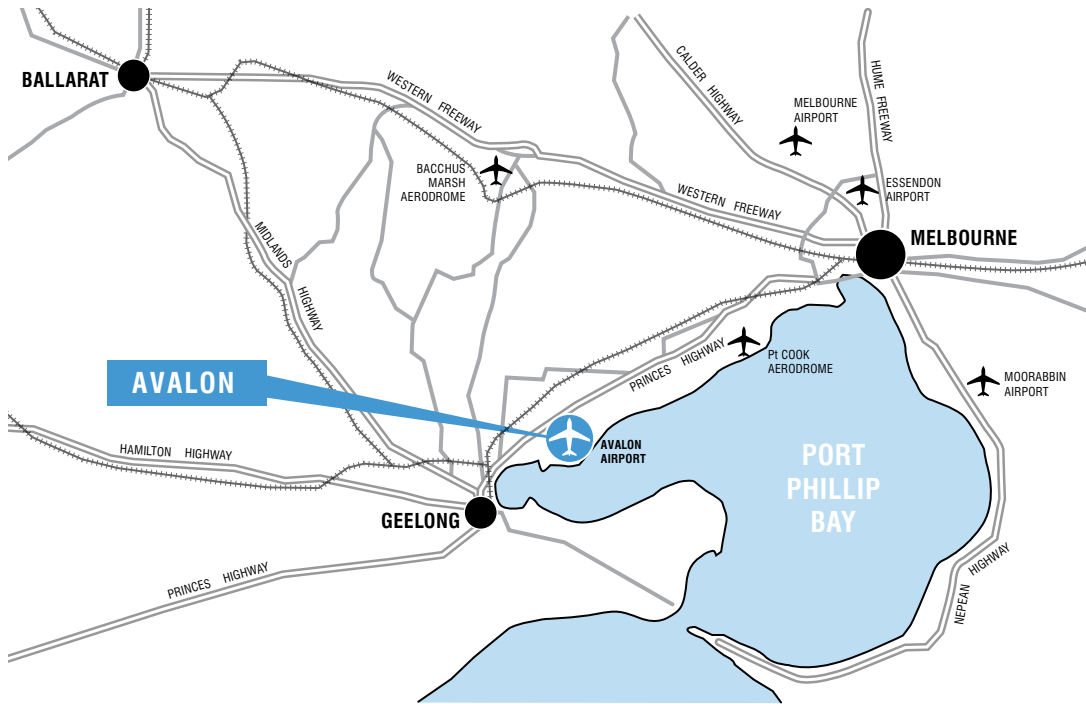


Figure 1 - Location plan

AVALON AIRPORT

Avalon Airport’s geographic location between Melbourne and Geelong makes it both a capital city airport and an exceptionally well-equipped regional airport, servicing a large regional catchment in western Victoria and providing connections to significant tourism destinations such as the Great Ocean Road.

Avalon Airport’s aviation operations have grown significantly as it has established itself as a second gateway to the Melbourne and Geelong regions. Today, the airport contains land and facilities that are surplus to current and projected aviation requirements. This provides the opportunity to pursue property development projects for a wider range of activities, which supports Avalon Airport’s growth as an airport and as a major employment centre for the region.

Avalon Airport is located on the western side of Port Phillip Bay, south of the Princes Freeway in the City of Greater Geelong municipality, and just to the west of the western Melbourne municipality of the City of Wyndham.

It is approximately 45 minutes’ drive from Melbourne’s CBD, 20 minutes from Geelong’s CBD and 15 minutes from Werribee. Travel time by air to most of the major cities of east and southeast Asia is less than 10 hours. USA west coast ports are approximately 15 hours travel time away.

Following its construction in 1952 by the Commonwealth Government, the airport played a critical part in defence and aerospace industry projects for more than four decades. During the early 1990s, more than 1,000 people were employed with the Commonwealth Government’s aircraft engineering organization, Aerospace Technologies of Australia Aircraft Services (ASTAAS). However, with the demise of ASTAAS in 1996 and the scaling down of associated businesses, Avalon Airport had fewer than 100 people working on site in 1997.

Since acquiring the Head Lease in 1997, AAA has transformed the airport into a successful, multi-functional facility whose operations include passenger travel, specialist freight services, and aircraft engineering and maintenance. Avalon Airport also holds the distinction of being the home of the biennial Australian International Airshow – the showcase event of Australia’s aviation sector.

Since commencing commercial operations with Jetstar on 1 June 2004, Avalon Airport has become a vital part of Victoria’s transport, logistic, business and leisure infrastructure.



RECENT DEVELOPMENT

Significant investment in infrastructure and supporting facilities has been undertaken at Avalon Airport over the past three years, including:

- Since the introduction of Jetstar in 2004, the terminal facilities have been expanded through a number of stages from the original size of 732 square metres to nearly 5,600 square metres to accommodate the growing passenger business;
- An apron expansion has recently been completed to accommodate a further four aircraft as well as enable the opportunity to accommodate an aircraft the size of a Boeing 747. A total of seven A320 sized aircraft can now be parked simultaneously in front of the airport terminal;
- Upgraded food and beverage facilities in the terminal;
- Installation of a Flight Information Display system;
- Fuel farm expansion to triple storage capacity from 500,000 to 1,500,000 litres of A1 jet fuel plus installation of new fuel pipelines;
- Hangar switchboard upgrades;
- Construction of a new bus, taxi and hire car road and various rerouted roads to manage incoming passenger traffic and other road infrastructure upgrades;
- Upgrades and continued maintenance of the runway;
- Fuel farm electrical maintenance, boundary fence maintenance and demolition of unused buildings;
- Significant infrastructure upgrades as part of the Australian International Airshow; and
- The Victorian Government has secured a reservation for the future rail link into Avalon Airport and assist with the installation of a fuel pipeline to deliver jet fuel directly to the airport.

GEELONG PROJECTS

More than \$1.3 billion of major construction is underway or nearing completion across the Geelong region with a further \$2.3 billion worth of investment either awaiting commencement or in the planning stages. Projects completed across the thriving region in the last year reached a total of \$645 million.

\$500m

Infrastructure works for the Port of Geelong (to 2050)

\$374m

Princes Highway duplication (Winchelsea to Colac)

\$140m

Geelong Performing Arts Centre



\$447m

EPWORTH HOSPITAL WAURN PONDS

Once complete the \$447 million teaching hospital will offer state-of-the-art operating theatres, an emergency department, intensive care unit, delivery suites, cancer and renal dialysis units and will be integrated with Deakin University's training and research activities providing a Centre for clinically-based teaching for medical, nursing and allied health students.

Stage one of the project will create over 430 full time equivalent (FTE) staff positions and provide a fully functional hospital to meet the needs of the growing community of Greater Geelong and the Colac-Otway, Golden Plains, Queenscliff and Surf Coast regions of southwest Victoria.



\$93m

BARWON HEALTH GEELONG HOSPITAL

The build will increase bed capacity at the hospital with a 32 bed acute ward, a 32-bed oncology ward and a 24-bed palliative care ward, including 8 Geriatric Evaluation Management beds.



\$100m

WARALILY VILLAGE SHOPPING CENTRE

The first phase of the new Warrally Village development will include retail, community, school and sports facilities for Geelong's newest community.

Also being delivered as part of the 8,000 square metre first phase of the Village will be retail and non-retail commercial floor space including proposed, eat-street external dining, specialty stores, offices and a gym.

Civil works for the Woolworths supermarket and supporting specialty retailers, including the likes of exciting dining opportunities, a bakery, butcher and pharmacy, will commence next year for planned completion in 2017.



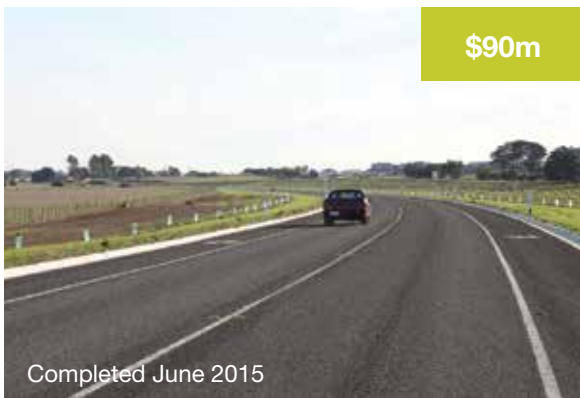
\$55m

DEAKIN UNIVERSITY ENGINEERING CENTRE

In partnership with the Gordon TAFE & local Secondary Schools, the facility aims to address critical skill shortages in engineering by focusing on product design & development through virtual & physical modeling, simulation & prototyping programs.

The Centre will offer programs to students from secondary schools through to PhD level.

Once complete CADET will feature highly advanced equipment including a high-voltage lab (faraday cage), high-speed cameras, 3D printing devices for several materials, and wire, laser & waterjet cutter.



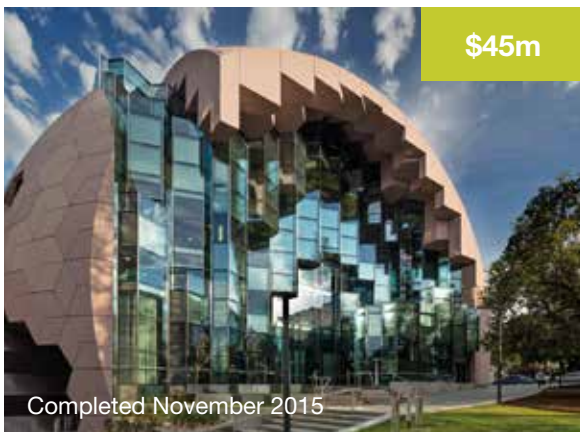
\$90m

BAANIP BOULEVARD RING ROAD LINK

Construction on the 4.5 km two-lane arterial road began in December 2013 to connect the Geelong Ring Road, Princes Freeway and Surf Coast Highway providing a more effective route for freight and tourist traffic heading for the Surf Coast as well as a more direct route for commuters heading to Melbourne.

Named out of respect for local Wathaurung man, Willem Baanip, who was well known to the Geelong community during the 1800s, the new east-west road also services the Armstrong Creek Urban Growth Area.

Completed June 2015



\$45m

GEELONG LIBRARY AND HERITAGE CENTRE

The new dome centre designed by ARM Architecture has nine-storeys and will include youth discovery and multi-media zones, community IT areas, up to 100,000 library collection items, training and study spaces, community lounges, meeting spaces, a dedicated heritage centre reading room & exhibition and display areas.

Over 2 years the project has created approximately 100 jobs during construction with 17 ongoing jobs and expects to reach 1 million visits per annum within 5 years of operation.

Completed November 2015



\$150m

SIMONDS STADIUM GEELONG

The \$90m Stage 4 and \$60m Stage 5 for further stand replacements & refurbishment would complete its transformation into Victoria's third national multi-purpose stadium. The investment will provide the infrastructure required to attract nationally significant events including AFL, T20 Big Bash, NRL, Super 15 Rugby, A-League Soccer & concerts.



Walkability Map Legend

- 01** Leopold Gateway Plaza Walk
6km Return Trip
- 02** Leopold Primary School Walk
4.4km Return Trip
- 03** Ash Rd Cafe & Shops Walk
2.5km Return Trip
- 04** Estuary Football & Soccer Ovals
1km Return Trip
- 05** Allure Leopold Parks Walk
500m Return Trip
- 06** Lake Connewarre Shore Walk
2km Return Trip

MASTERPLAN



SOLEIL



YESIL

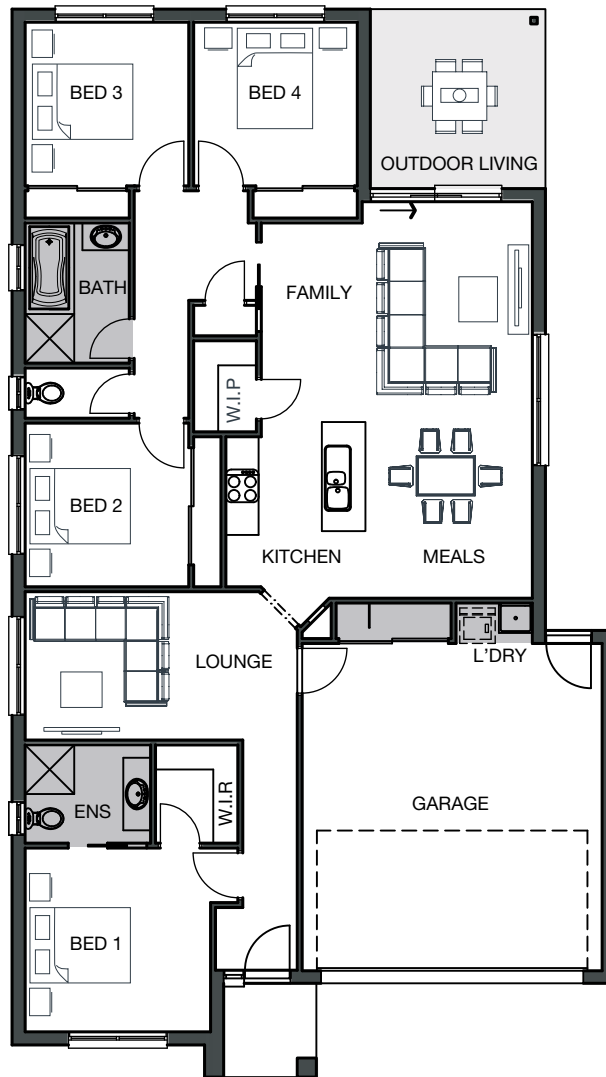


**Artists impression only*

CAMBRIDGE 186

To suit lot width 12.5m | Total area 186m² | House length 19.2m | House width 11.1m

- Lot 9 457sqm
- Lot 12 405sqm
- Lot 13 406sqm
- Lot 14 407sqm
- Lot 15 408sqm
- Lot 16 409sqm
- Lot 18 450sqm

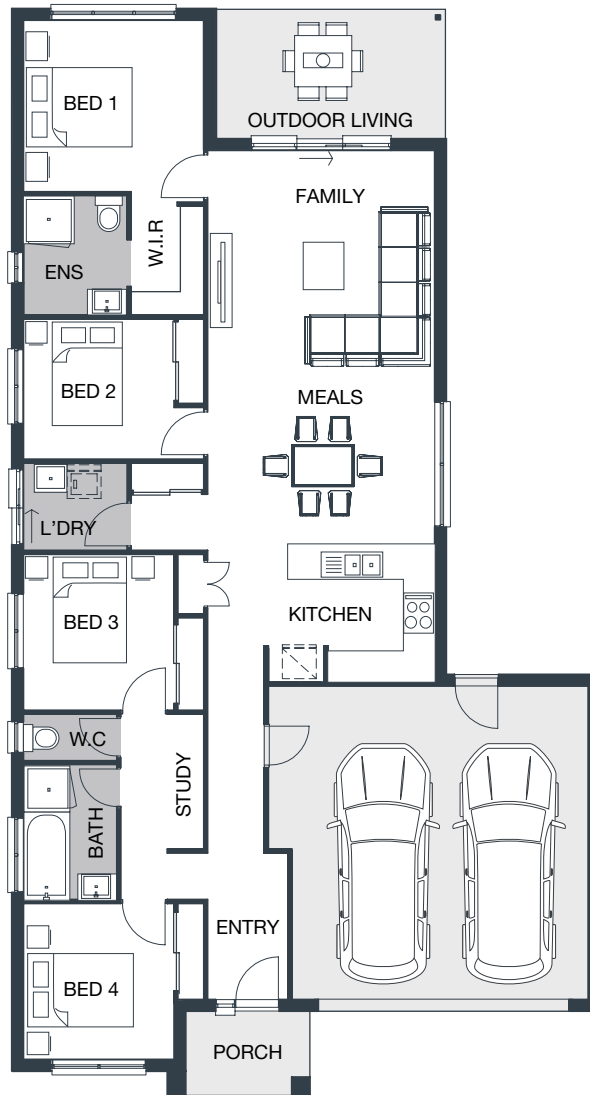


The plans presented in this document are for illustrative purposes only. For accurate drawings of each home, refer to construction drawings.

CAMBRIDGE 187

To suit lot width 12.5m | Total area 187m² | House length 20.9m | House width 11.3m

Lot 32 454sqm



The plans presented in this document are for illustrative purposes only. For accurate drawings of each home, refer to construction drawings.

INCLUSIONS - VESTBUILD HOUSE & LAND TURN KEY INCLUSIONS LIST

PRELIMINARY WORKS

- Site Survey, soil test, site inspections as required
- Building Permit application including applicable fee
- Full set of Working Drawings including site plan and 6 Star Energy Rating
- Temporary Fencing & scaffolding as required
- Home Owners Warranty Insurance cover
- Fixed Price Contract (Subject to Vestbuild Terms & Conditions & available on request)

GENERAL SITE WORKS

- Earthworks including leveling of construction platform over the build area
- Excavation of Rocks if/where required
- Storm water and sewer drainage requirements covered to legal points of discharge
- Connection to mains single phase power supply including conduit, cabling & charges
- Connection of underground telephone conduit, gas and water supply (opening fees not included as responsibility of owners after handover)

FOUNDATIONS

- Concrete Slab built to engineers design
- Termite Spray & slab barrier system where applicable to relevant authority

EXTERNAL FEATURES

- Natural Clay bricks from builders range
- Natural colour mortar joints
- Front Elevations per Working Drawings by builder
- Aluminium Windows throughout with standard glazing
- Aluminium Flyscreen's and Window Locks (keyed alike)
- Painted cement sheet infills above side and rear windows & doors
- Feature Front entry door with entrance lockset
- External Garage door with lock
- Weather seals to all external doors in accordance with Bush Fire requirements

INSULATION

- Insulation to ceiling as per 6 star energy rating requirements
- Insulation to external walls and internal garage to home wall including sisalation

CARPET

- Carpet from builders range to areas not tiled per colour selection

ELECTRICAL

- Standard Light Fittings with globes to all

Internal Light Outlets or Similar

- Double power points throughout dwelling except singles to fridge & dishwasher or as per electrical plan
- Plastic white wall mounted switch plates
- TV Antenna with TV point/s located as per plan
- One Telephone point to Kitchen pre wired including draw wire conduit to underground pit ready for phone service provider to make connection
- Hardwired Smoke Detector/s with battery backup located per plan
- RCD Safety Switches and circuit breakers to meter box
- External lights to all exits with external batten holder lights with shade hat
- NBN Ready Infrastructure to one point

ROOFING

- Concrete roof tiles with colour selection by builder or plan specific
- Colourbond fascia and gutter colour matched by builder
- Colourbond downpipes colour matched by builder

SECURITY

- Aluminium Fly Screen Door to External Front Door & Sliding Door if applicable

FRAMING

- Pine wall frame throughout and engineered pine roof trusses

HOT WATER SYSTEM

- Gas hot water system

HEATING & COOLING

- Type of heating & cooling is plan dependant as will vary depending on type of home as in one level or two storeys. Will be combination of either; 1 x Gas Ducted Heating Unit & 1 x Split System (cooling only) OR minimum 1 Split system (heating & cooling). Position of gas outlets and / or split system, A/C Unit is at builder's discretion.

GARAGE – CAR ACCOMMODATION

- Double or Single Lock Up garage per plan
- Plaster ceiling
- Concrete Floor
- Remote Control Door with two remotes
- External walls brick or as per plan
- External rear access timber door

LANDSCAPING & FENCING

- 1800mm High Timber fencing (½ share of cost with boundary neighbours included) including wing fence

INCLUSIONS - VESTBUILD HOUSE & LAND TURN KEY INCLUSIONS LIST

- Front Landscaping includes mixture of small shrubs, chip bark &/or mulch, concrete to driveway, porch & path to front door, letterbox installed, one external tap to front water meter, level nature strip with top soil and seed
- Rear Landscaping includes mixture of concrete paving accessible from living area, crushed rock &/or pebble toppings to blind side of home, clothesline and external tap.
- Landscaping materials &/or items may vary at builders discretion depending on developers approval where applicable

INTERNAL FEATURES

- Doors all flush panel 2040mm with chrome hinges
- Lever door handles
- Moldings MDF skirting and architraves
- Pull down Window and Sliding Door Blinds Throughout
- Door stops to door openings

PLASTER

- 10mm plasterboard to ceiling and walls
- Water repellant blue board to bathroom and ensuite shower walls
- 75mm cove cornice to all areas
- 2400mm high ceilings or as per plan
- Plaster lined ceiling to portico and outdoor living areas where applicable on plan

PAINT – TWO COAT APPLICATION

- Gloss enamel finish to internal doors, jambs and moldings
- Flat acrylic paint applied to ceilings
- Acrylic to Internal Walls
- Professional internal colour selection by builder
- Exterior colour choices by builder
- Gloss finish to front entry door plus skirting boards & architraves
- Painted infills above windows where applicable refer to plan

STORAGE

- One melamine Shelf with hanging rail to walk in robes and all robes
- Four melamine easy clean shelves to all pantry and linen cupboards
- Handles from builders range to all drawers and cabinet cupboards
- Sliding Doors to double robes, single hinged door to single robe/linen cupboards

KITCHEN

- Stainless Steel 600mm Fan Forced Electric Oven Brand By Builder
- Stainless Steel 600mm Gas Cook Top Brand By Builder

- Rangehood Slideout Stainless Steel 600mm Wide Brand By Builder
- Stainless Steel Dishwasher Including Single power point and capped cold water point
- Chrome flick master tapware
- Melamine door and drawers
- 20mm reconstituted stone bench top as per internal colour selection choice
- Melamine interior shelving

CERAMIC TILES

- Splash back to kitchen, bathroom, ensuite, and laundry as per plan
- Floor tiles to ensuite, bathroom, laundry, WC's, kitchen where shown on plans and as per internal colour selection
- 100mm high skirting tiles to bathroom, ensuite, WC's and laundry

LAUNDRY

- 45 Litre white laundry sink with cabinet and direct washing machine bypass
- Individual Hot and Cold Chrome tapware

BATHROOM AND ENSUITE

- Vitreous White China Vanity Basins
- Polished Edge Mirrors
- White Bath in Tiled Podium
- 900mm X 900mm shower bases or size as Per Plan
- Semi-Framed Shower Screens with Aluminium Frame and Clear Glazed Pivot Door
- Vitreous White China Toilet Suite
- Chrome Tap Ware
- Towel Rails and Toilet Holders
- Exhaust fans to bathroom and ensuite
- Melamine Doors and Drawers
- Post Form Laminate Bench Top
- Melamine Interior Shelving
- Chrome Handles, Counter Top Basins with Flick Mixers

QUALITY INSPECTIONS

- Vestbuild handover PCI Property Completion Inspection with owners and building supervisor organized by our experienced Vestbuild construction coordinator

WAIVER ACKNOWLEDGEMENT

It is agreed by the purchaser/s that the builder reserves the right to provide alternative products &/or items on proviso these replacements are of the same or similar quality and colour as that of the original listed above. The exact location &/or method of installation is at the discretion of the builder in accordance with the Australian Building Code Standards.

VERSION: WHITE LABEL



• EST. 1928 •

22 March 2018

To Whom It May Concern,

Re Rental Appraisal for Allure Home & Land Packages

Thank you for the opportunity to allow us to provide a rental appraisal on your property.

We believe that in today's market upon completion, the property can achieve a rental return of the below:

Cambridge 186: \$410-\$440 per week
Cambridge 187: \$410-\$440 per week

Should you wish to discuss the rental of the property further, please contact me on 5255 1000.

Yours faithfully,

Jade Stewart
Senior Property Manager
Hayden Real Estate

Please note: this rental appraisal covers a period of 30 days from the date of this letter.

This opinion has been prepared solely for the information of the client for the purpose of considering the rental of the property, and not for any other third party. Although every care has been taken in arriving at this figure, we stress that this is an opinion of reasonable rental price only and not to be taken as a sworn valuation. Please note, this appraisal lasts for a period of no longer than 30 days.

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