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A development by  
**ARDROSS GROUP OF COMPANIES**  
 REAL ESTATE DEVELOPERS

Lot	Road	m <sup>2</sup>	\$	100m BAL	Status
1670	Pascoe Way	510			SOLD
1671	Pascoe Way	511			SOLD
1672	Pascoe Way	522			SOLD
1673	Pascoe Way	551			SOLD
1674	Pascoe Way	572			SOLD
1675	Pascoe Way	520		Y	SOLD
1676	Pascoe Way	661		Y	SOLD
1677	Pascoe Way	553		Y	SOLD
1678	Pascoe Way	563		Y	SOLD
1679	Pascoe Way	546		Y	SOLD
1680	Pascoe Way	450		Y	SOLD
1681	Pascoe Way	542		Y	SOLD
1682	Hazelgrove Crescent	458		Y	SOLD
1683	Hazelgrove Crescent	514		Y	SOLD
1684	Hazelgrove Crescent	567		Y	SOLD
1685	Hazelgrove Crescent	481		Y	SOLD
1686	Hazelgrove Crescent	450		Y	SOLD
1687	Hazelgrove Crescent	498		Y	SOLD
1688	Hazelgrove Crescent	510		Y	SOLD
1689	Hazelgrove Crescent	449		Y	SOLD
1690	Hazelgrove Crescent	540		Y	SOLD
1691	Hazelgrove Crescent	523		Y	SOLD
1692	Hazelgrove Crescent	736		Y	SOLD

Lots within 100m of bushfire prone vegetation will require a Bushfire Attack Level (BAL) assessment.

Early Building Incentives: The Seller is offering to provide a fencing package to side and rear boundaries in accordance with the Restrictive Covenants and a front garden and verge landscaping package of \$4,000 except in the case of corner lots which will receive \$6,000 towards landscaping.\*

All Family home sites are sold with restrictive covenants and building design guidelines.

\*Quiet House Designs may be required on some lots due to the proximity of the Forrest Hwy. Refer to the building design guidelines for details.

Prices quoted above are inclusive of Goods and Services Tax (GST). Land is sold under the Margin Scheme.

The Seller reserves the right to adjust the prices without any notice.

\*Conditions apply

13/05/2024 E & OE

Lot	Road	m <sup>2</sup>	\$	100m BAL	Status
1318	Hazelgrove Crescent	587		Y	SOLD
1319	Finlay Ave	601		Y	SOLD
1320	Finlay Ave	603		Y	SOLD
1321	Finlay Ave	604		Y	SOLD
1322	Finlay Ave	604			SOLD
1653	Finlay Ave	605			SOLD
1654	Finlay Ave	606			SOLD
1655	Finlay Ave	616			SOLD
1662	Finlay Ave	620		Y	SOLD
1663	Hazelgrove Crescent	528		Y	SOLD
1664	Hazelgrove Crescent	521		Y	SOLD
1665	Hazelgrove Crescent	531	219,000	Y	
1666	Pascoe Way	540		Y	SOLD
1667	Pascoe Way	540		Y	SOLD
1668	Pascoe Way	540		Y	SOLD
1669	Pascoe Way	541		Y	SOLD
1694	Finlay Ave	681			SOLD
1695	Finlay Ave	616			SOLD
1696	Finlay Ave	577			SOLD
1697	Finlay Ave	620	239,000		
1698	Finlay Ave	620		Y	SOLD
1699	Finlay Ave	620		Y	SOLD

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