

AND HOUSE AND LAND

FIRST HOME BUYERS PRICE
\$497,507†
plus
HENLEY SUMITOMO advantage


We will pay will you...

\$350-\$450* per month
 Every month for **3 Years**
ClendonVale
designers + builders
SIENNA Q2
 24.39 SQUARES

| | | |
|----------|-----------|--------|
| 3 | 2 | Double |
| Bedrooms | Bathrooms | Garage |

 Lot No: 2098 (16 x 32 = 512m²)
Brimbank Gardens » Derrimut

FIXED PRICE PACKAGE INCLUDES:

For the full list of house & land package inclusions see your Henley sales consultants

- ✓ Land
- ✓ All site costs included (no hidden extras)
- ✓ Carpet & timber look flooring
- ✓ Choice of colours & finishes
- ✓ Professional interior design service consultation
- ✓ Estate covenants, guidelines & local council requirements
- ✓ 12 month extended warranty and maintenance
- ✓ Minimum 6 star energy rating
- ✓ Free home loan finance consultation


OTHER OPTIONS AVAILABLE ON THIS LOT

| House Type | Size(sqgs) | Beds | Price |
|------------------|------------|------|-----------|
| Marlo 4 | 24.11 | 4 | \$494,718 |
| Lexington 993 Q2 | 29.32 | 4 | \$533,367 |
| Monterey 993 Q2 | 29.05 | 4 | \$533,573 |

Point Cook

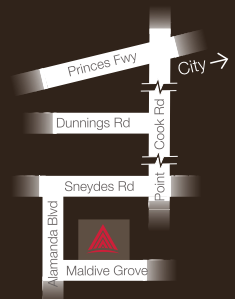
 Maldive Grove, Point Cook
 Melway 207 H8
 Phone: 9394 7270

Open daily from 11am – 5.30pm

NEW DISPLAYS NOW OPEN

Clendonvale

kube



* Prices effective 10/05/2012. Henley reserves the right to change prices without notice. Prices based on a standard home and façade and Henley's preferred siting. Façade image shown above is not standard, and is not included in total package price. If selected, this façade may incur additional costs. Carpet and timber look flooring is based on builder's standard range. Unless otherwise advertised, the price may be subject to exclusions such as landscaping, fencing and any other exclusions nominated by the builder. For a full list of House and Land package inclusions see your Henley sales consultant. Henley's fixed price house and land packages require developers design review panel final approval. The price does not include additional legal fees relating to the building and/or land contract, stamp duty and registration fees which includes transfer, change of ownership fees or any other relevant charges to the acquisition of land. Land price and land availability are subject to change without notice. Package price based on a land value of \$295,000 and is correct at time of printing. #Henley Sumitomo Advantage paid monthly from settlement for 36 months to the value of \$12,600 for single storey homes.

HOUSE AND LAND

plus HENLEY SUMITOMO **advantage**

We will pay will you...

\$350-\$450* per month
Every month for **3 Years**



ClendonVale
designers + builders

MONACO Q2
25.86 SQUARES

4 Bedrooms | 2 Bathrooms | Double Garage

Lot No: 2094 (16 x 32 = 512m²)
Brimbank Gardens » Derrimut



FIXED PRICE PACKAGE INCLUDES:

For the full list of house & land package inclusions see your Henley sales consultants

- ✓ Land
- ✓ All site costs included (no hidden extras)
- ✓ Carpet & timber look flooring
- ✓ Choice of colours & finishes
- ✓ Professional interior design service consultation
- ✓ Estate covenants, guidelines & local council requirements
- ✓ 12 month extended warranty and maintenance
- ✓ Minimum 6 star energy rating
- ✓ Free home loan finance consultation



OTHER OPTIONS AVAILABLE ON THIS LOT

| House Type | Size(sqgs) | Beds | Price |
|------------------|------------|------|-----------|
| Amber 4 + | 22.2 | 4 | \$484,465 |
| Marlo 4 | 24.11 | 4 | \$494,718 |
| Lexington 993 Q2 | 29.32 | 4 | \$533,367 |

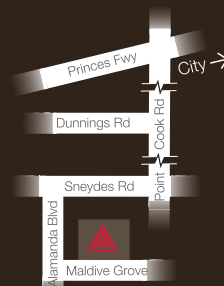
* Prices effective 10/05/2012. Henley reserves the right to change prices without notice. Prices based on a standard home and façade and Henley's preferred siting. Façade image shown above is not standard, and is not included in total package price. If selected, this façade may incur additional costs. Carpet and timber look flooring is based on builder's standard range. Unless otherwise advertised, the price may be subject to exclusions such as landscaping, fencing and any other exclusions nominated by the builder. For a full list of House and Land package inclusions see your Henley sales consultant. Henley's fixed price house and land packages require developers design review panel final approval. The price does not include additional legal fees relating to the building and/or land contract, stamp duty and registration fees which includes transfer, change of ownership fees or any other relevant charges to the acquisition of land. Land price and land availability are subject to change without notice. Package price based on a land value of \$295,000 and is correct at time of printing. #Henley Sumitomo Advantage paid monthly from settlement for 36 months to the value of \$12,600 for single storey homes.

Point Cook

Maldive Grove, Point Cook
Melway 207 H8
Phone: 9394 7270

Open daily from 11am – 5.30pm

NEW DISPLAYS NOW OPEN | Clendonvale | kube



AND HOUSE AND LAND

plus HENLEY SUMITOMO **advantage**

We will pay will you...

\$350-\$450* per month
Every month for 3 Years



ClendonVale
designers + builders

BAROSSA Q2
25.98 SQUARES

4 Bedrooms | 2 Bathrooms | Double Garage

Lot No: 2098 (16 x 32 = 512m²)
Brimbank Gardens » Derrimut



FIXED PRICE PACKAGE INCLUDES:

For the full list of house & land package inclusions see your Henley sales consultants

- ✓ Land
- ✓ All site costs included (no hidden extras)
- ✓ Carpet & timber look flooring
- ✓ Choice of colours & finishes
- ✓ Professional interior design service consultation
- ✓ Estate covenants, guidelines & local council requirements
- ✓ 12 month extended warranty and maintenance
- ✓ Minimum 6 star energy rating
- ✓ Free home loan finance consultation



OTHER OPTIONS AVAILABLE ON THIS LOT

| House Type | Size(sqgs) | Beds | Price |
|-----------------|------------|------|-----------|
| Maya 4 | 24.02 | 4 | \$493,719 |
| Monaco Q2 | 25.86 | 4 | \$518,234 |
| Monterey 993 Q3 | 25.78 | 3 | \$522,055 |

* Prices effective 10/05/2012. Henley reserves the right to change prices without notice. Prices based on a standard home and façade and Henley's preferred siting. Façade image shown above is not standard, and is not included in total package price. If selected, this façade may incur additional costs. Carpet and timber look flooring is based on builder's standard range. Unless otherwise advertised, the price may be subject to exclusions such as landscaping, fencing and any other exclusions nominated by the builder. For a full list of House and Land package inclusions see your Henley sales consultant. Henley's fixed price house and land packages require developers design review panel final approval. The price does not include additional legal fees relating to the building and/or land contract, stamp duty and registration fees which includes transfer, change of ownership fees or any other relevant charges to the acquisition of land. Land price and land availability are subject to change without notice. Package price based on a land value of \$295,000 and is correct at time of printing. #Henley Sumitomo Advantage paid monthly from settlement for 36 months to the value of \$12,600 for single storey homes.

Point Cook

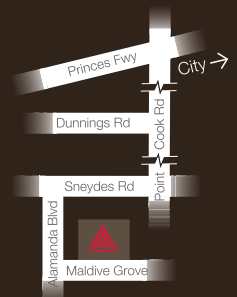
Maldive Grove, Point Cook
Melway 207 H8
Phone: 9394 7270

Open daily from 11am – 5.30pm

NEW DISPLAYS NOW OPEN

Clendonvale

kube



HOUSE AND LAND

FIRST HOME BUYERS PRICE
\$512,163†

plus HENLEY SUMITOMO **advantage**

We will pay will you...

\$350-\$450* per month
Every month for **3 Years**


ClendonVale
designers + builders

MONTEREY 993 Q2
29.05 SQUARES

4+ Bedrooms | 2 Bathrooms | Double Garage

 Lot No: 2094 (16 x 32 = 512m²)
Brimbank Gardens » Derrimut

FIXED PRICE PACKAGE INCLUDES:

For the full list of house & land package inclusions see your Henley sales consultants

- ✓ Land
- ✓ All site costs included (no hidden extras)
- ✓ Carpet & timber look flooring
- ✓ Choice of colours & finishes
- ✓ Professional interior design service consultation
- ✓ Estate covenants, guidelines & local council requirements
- ✓ 12 month extended warranty and maintenance
- ✓ Minimum 6 star energy rating
- ✓ Free home loan finance consultation


OTHER OPTIONS AVAILABLE ON THIS LOT

| House Type | Size(sqgs) | Beds | Price |
|------------|------------|------|-----------|
| Mode 4+ | 22 | 4 | \$484,438 |
| Maya 4 | 24.02 | 4 | \$493,719 |
| Sienna Q3 | 22.43 | 3 | \$510,464 |

Point Cook

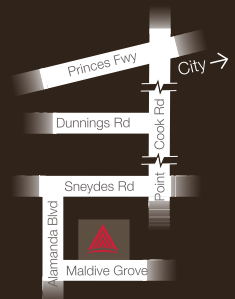
 Maldive Grove, Point Cook
 Melway 207 H8
 Phone: 9394 7270

Open daily from 11am – 5.30pm

NEW DISPLAYS NOW OPEN

Clendonvale

kube



* Prices effective 10/05/2012. Henley reserves the right to change prices without notice. Prices based on a standard home and façade and Henley's preferred siting. Façade image shown above is not standard, and is not included in total package price. If selected, this façade may incur additional costs. Carpet and timber look flooring is based on builder's standard range. Unless otherwise advertised, the price may be subject to exclusions such as landscaping, fencing and any other exclusions nominated by the builder. For a full list of House and Land package inclusions see your Henley sales consultant. Henley's fixed price house and land packages require developers design review panel final approval. The price does not include additional legal fees relating to the building and/or land contract, stamp duty and registration fees which includes transfer, change of ownership fees or any other relevant charges to the acquisition of land. Land price and land availability are subject to change without notice. Package price based on a land value of \$295,000 and is correct at time of printing. #Henley Sumitomo Advantage paid monthly from settlement for 36 months to the value of \$12,600 for single storey homes.