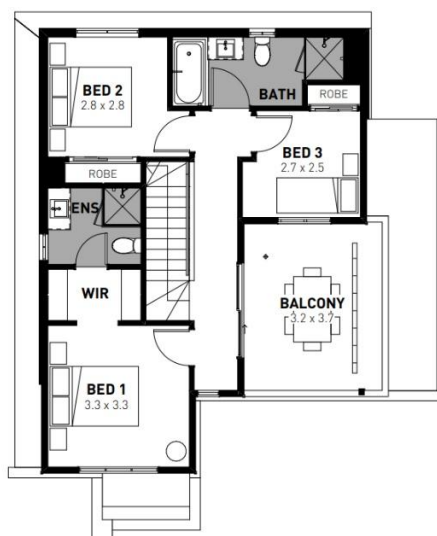
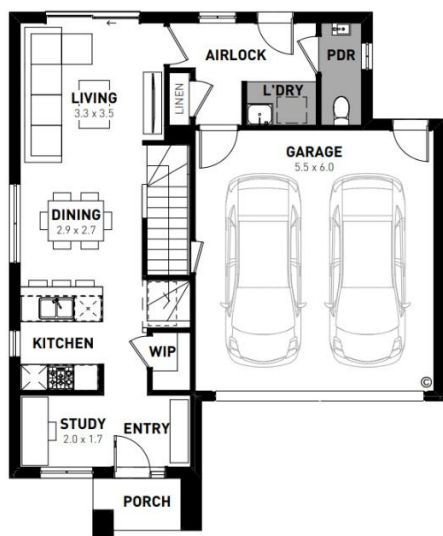


**Stockland's
Exclusive**

House and Land
Sale*

Aura 18

3 2 2



Fixed price package

\$602,000*

Atherstone, Strathtulloh – 256m²

Lot 6224, Bellingham Road

- # 7 Star energy rating
- # Fixed site works
- # Exposed aggregate driveway
- # Ava façade included
- # Quality floor coverings throughout
- # Low E double glazed windows and sliding doors
- # 3.5kW solar PV system
- # 2550mm ceiling height to ground floor
- # Tiled kitchen splashback
- # Westinghouse stainless steel appliances
- # Choice of matt black or chrome tapware
- # 25 year structural guarantee
- # 12 month service warranty

**Homebuyers
Centre**

Available to customers who pay a deposit and sign a Preliminary Works Contract (PWC) between November 10, 2025 and December 7, 2025 at 5pm AEDT, subject to the eligibility criteria and restrictions below. Customers receive a total benefit of up to \$50,000 comprised of (i) a \$25,000 price reduction on the land price offered by Stockland, and (ii) up to \$25,000 price reduction on your New Home Contract with Homebuyers Centre which has been applied to the advertised price. Promotion applies to selected house and land packages offered by Stockland and Homebuyers Centre which are marked with the Stockland Exclusive House and Land Sale* banner. This offer does not apply to Homebuyers Centre's Home Starter range or townhouses. Customer requested changes, including changes to master plans, design options, delays in signing required documents or developer, council or authority delays will void this offer. Not applicable with any other discounts, incentives or promotions. This offer cannot be modified, substituted, redeemed for cash or credits, or applied to the base price of the home, site costs or council requirements. Homebuyers Centre is only responsible for the sale and construction of the home and does not accept liability with regard to the \$25,000 reduction in price offered by Stockland. Stockland is only responsible for the sale of the land and does not accept any liability with regard to the \$25,000 price reduction on your New Home Contract by its participating partner builders or the construction of the home. Customers should refer to the completion date, sunset date and provisions concerning any extension or delays to these dates in the Building Contract. Homebuyers Centre reserves the right to update, change or cease this offer at any time. Images are for illustrative purposes only. The building practitioner is ABN Group (Vic) Pty Ltd trading as Homebuyers Centre, registration number CBD-U49215

Homebuyers Centre

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