

\$20K off 20 Lots Promotion | Terms and Conditions

1. In these terms and conditions, and all advertising material relating to "\$20K off 20 Lots Rebate" promotion (**Promotion**), **Villawood** and **Villawood Properties** mean Villawood Management (Vic) Pty Ltd unless the context indicates a contrary intention.
2. The Current Promotion commences at 9:00am (AEST) on 1 July 2026 and ends at 5:00pm (AEST) on 31 August 2026 or such later date notified by Villawood by providing notice on www.villawoodproperties.com, or unless sold out prior (**Promotion Period**).
3. The Promotion only applies to certain lots (see paragraphs 4, 5 and 5(a)) at the Villawood residential developments known as:
 - (a) Alamora;
 - (b) Coridale
 - (c) Rathdowne; and
 - (d) Redstone,(together, the **Participating Communities**).
4. Subject to paragraph 5, the only lots at the Participating Communities to which the Promotion applies are the following lots (**Eligible Lots**):

Participating Community	Stage	Lot No.	Title Date
Alamora	4A	454	Titled
Alamora	16	1658	Titled
Alamora	16	1661	Titled
Alamora	17	1718	Titled
Alamora	17	1727	Titled
Alamora	32	3240	1-Sep
Alamora	32	3242	1-Sep
Redstone	18B	1811	Q1 2027
Redstone	18B	1829	Q1 2027
Redstone	18B	1832	Q1 2027
Redstone	1A	146	Q1 2027
Redstone	1A	149	Q1 2027
Redstone	1A	150	Q1 2027
Rathdowne	19	1916	Titled
Rathdowne	20	2018	Titled
Rathdowne	21	2102	1-Sep
Rathdowne	21	2119	1-Sep
Coridale	11	1141	Titled
Coridale	19	1933	Titled
Coridale	19	1960	Titled

NOTE: In accordance with clause 11 below, Villawood may vary the Eligible Lots at any time. Please check for a current list of Eligible lots by making an enquiry at the sales office of the Participating Community.

5. The Promotion is only available to the first twenty (20) Eligible Lots in total sold during the Promotion Period on a first served basis broken down across the Participating Communities as follows:
 - (a) the first seven (7) Eligible Lots sold at Alamora during the Promotion Period;

- (b) the first three (3) Eligible Lots sold at Coridale during the Promotion Period;
 - (c) the first four (4) Eligible Lots sold at Rathdowne during the Promotion Period; and
 - (d) the first six (6) Eligible Lots sold at Redstone during the Promotion Period.
- 6. Subject to paragraphs 8, 9 and 12, the Promotion is available to purchasers (each a **Purchaser**) who, during the Promotion Period, enter into an unconditional contract of sale of real estate in the standard form used by the land owner of the applicable Participating Community, for the purchase of an Eligible Lot (**Contract of Sale**).
- 7. Subject to paragraphs 8, 9 and 12, Purchasers will be entitled to receive a once-only rebate of \$20,000.00, which is to be applied at settlement under the Contract of Sale as a reduction in the purchase price payable by the Purchaser under the Contract of Sale.
- 8. Only one rebate is available for each Eligible Lot purchased, irrespective of the number of Purchasers purchasing the Eligible Lot and no additional discount or rebate can be claimed under any other Villawood promotion or support program.
- 9. For a Purchaser to be eligible to receive a rebate in accordance with paragraph 7:
 - (a) settlement under the Contract of Sale must occur at the time required under the terms of the Contract of Sale; and
 - (b) the Purchaser, and any spouse or partner of the Purchaser, must not have previously claimed a rebate under the Promotion.
- 10. The Current Promotion is not available:
 - (a) in conjunction with any other Villawood promotion or offer; or
 - (b) to any employee, agent or contractor of Villawood.
- 11. Villawood reserves the right to cancel, extend or make changes to the Promotion at any time.
- 12. Villawood reserves the right to withdraw or add any Eligible Lots from the Promotion at any time.
- 13. Villawood will not be liable for any liability, loss, damage or expense (including but not limited to direct, indirect or consequential loss or loss of profits), or death or personal injury, suffered or incurred (whether or not arising from any person's negligence) arising out of or in connection with the Current Promotion, except for any liability which cannot be excluded by law (in which case that liability is limited to the minimum allowable by law).
- 14. These terms and conditions are governed by and are to be construed in accordance with the laws of Victoria.
- 15. If any part of these terms and conditions is found to be invalid by law, the rest of them remain valid and enforceable.