

STAGE 9 - UNTITLED



LEGEND	STAGE 9	Asphalt Road	Uni Pillar Power Dome and Connection	Combination Side Entry / Gully Pit	Retaining Wall	Bushfire Attack Levels FZ 19 12.5 29
	Future Coles Development	Brick Paving	Mini Pillar Power Dome and Connection	Drainage Manhole	Masonry Wall	
	Future Release	Red Asphalt	Western Power Transformer Site & Fire Covenant	Trafficable Direct Lot Stormwater Connection & Easement	Acoustic Wall	
	Previous Release	Future Road	Western Power Transformer Site & Noise Zone	Drainage Grate	Lot Level	
	Existing Residential	Footpath	Opticomm Connection	Water Connection	Road Level	
		Street Light		Water Hydrant	Water Valve	
		Access Restriction				

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**TERMS AND CONDITIONS APPLY - Whilst every care has been taken with the preparation of these particulars, which are believed to be correct, they are in no way warranted by the selling agent or its clients in whole or in part and should not be construed as forming part of any contract. Any intending purchasers are advised to make necessary enquiries to satisfy themselves on all matters in this respect. All areas and dimensions are subject to survey. *Full retail prices are as advertised. The promotional advertised price excludes an incentive as noted as either a land rebate or builder incentive or other. Any rebate is only applicable on selected lots and is paid at settlement. Sales Agent: Parcel Realty Pty Ltd (ABN 66 153 825 542). Licence number: 64283.

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Lot	Frontage	Depth	Area	Status	BAL	Zoning	Site Class / Footing	Titles Due	Land Price
Lot 1024 Lutea Loop	12.5m	39m	488m²	Available	12.5	R50	A Class/A	14/12/2026	\$430,000
Lot 1025 Lutea Loop	12.5m	39m	488m²	Available	19	R50	A Class/A	14/12/2026	\$428,000



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require a
Development
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Primary &
High School
in Precinct



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SITE CLASS DISCLAIMER - The anticipated site classification and footing detail applies only to a single-storey full masonry dwelling within the scope of AS2870:2011 where Structerre Consulting Engineers undertakes the site classification. Different dwelling designs or geotechnical consultants may result in a different site classification. This information is provided as a guide only and does not form part of the Contract. **PRICE LIST TERMS & CONDITIONS** - Whilst reasonable care has been taken in preparing this price list, all information including pricing, lot details, availability, titles due dates and incentives is provided for general information only, is subject to change without notice and does not form part of any contract. Lot dimensions, areas and measurements are subject to survey. Full retail prices are as advertised. Rebates, promotions and/or incentives may apply to selected lots only and are subject to the Developer's terms and conditions and the Contract of Sale. Retail prices exclude advertised incentives unless otherwise stated. Any applicable rebate is payable at settlement in accordance with the Contract of Sale. Lot availability and prices are subject to change without notice. Titles are subject to relevant approvals. Sales Agent: Parcel Realty Pty Ltd (ABN 66 153 825 542). Licence No. 64283.

Prices current at 19 Oct, 2026.