



Lot 416, Fernsby Drive, Gillieston Heights

● ADVANTAGE SERIES

Forsyth 33 (guest suite), East Port
Facade



33



5



3



2

Fixed Price

\$949,900

House & Land Package

Fixed Price:

\$949,900

Land Price:

\$392,000

Build Price:

\$592,900

Promotional Value:

-\$35,000

Highlights

- ✓ All site costs & Basix 7 Star requirements
- ✓ Solar system & double-glazed windows
- ✓ Ducted aircon & ceiling fans
- ✓ Tiles or laminate flooring to living areas
- ✓ Quality carpet to balance of home
- ✓ Stone benchtops & SMEG appliances
- ✓ Alarm system & garage remote
- ✓ Downlight package
- ✓ Alfresco & much more



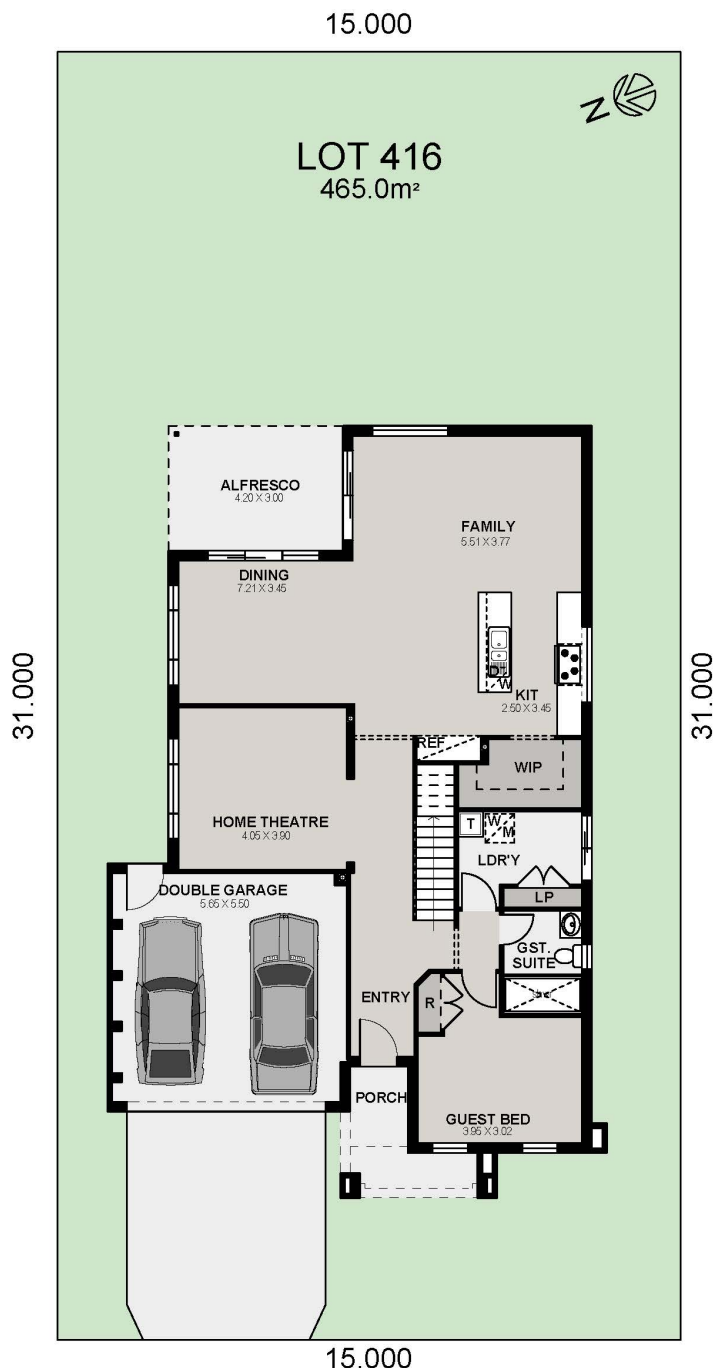
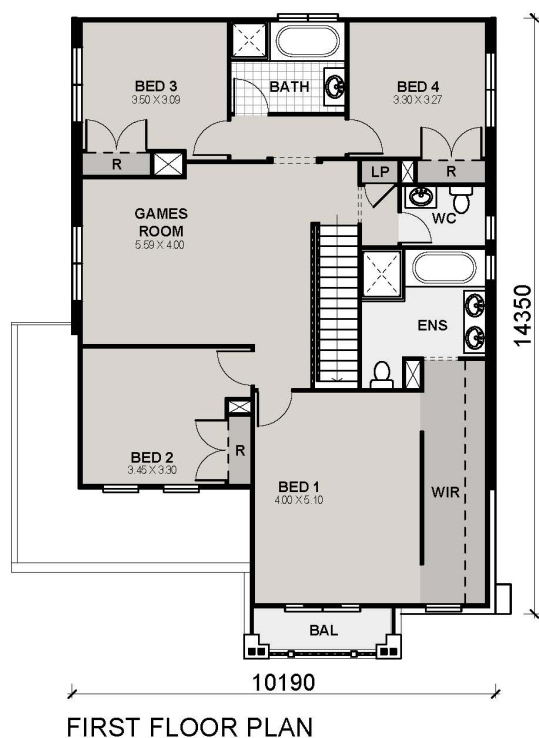
The Loxford

BUILD WITH CONFIDENCE

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Forecast land registration date: November 2027



Prices are based on a standard home design, standard façade, and the builder's preferred siting. All prices include GST and are subject to change without notice. Estimated start timeframes are dependent on client, developer, and council processes. This includes, but is not limited to, client variations, acceptance of tender and contract within seven (7) days, land registration, and all required approvals. Siting is based on preliminary developer information. Any changes to land size, service locations, or Section 88B instrument requirements may necessitate amendments to the floor plan or siting. Driveways are not included unless specified. Any driveway shown on plans, illustrations, renders are for illustrative purposes only. Images are for illustrative purposes only and may depict façades, finishes, or upgrades not included in the base price and available at an additional cost. For full terms and conditions on any house and land promotions or rebates, please refer to the relevant promotion documentation. Builder's Licence No. 120300C. Effective from August 2026.