



M A D O X

PARK | MAPLE | LIVORNO | EXPLORER RELEASE

Olive | Maple | Livorno Release - Titled

Lot Number	Address	Area m ²	Frontage	Land Price*	Offer	Other Info
263	Anzio Road	319 m ²	12.5	\$233,000*	HOT LOT	BAL 12.5
332	Livorno Blvd	375 m ²	12.5m	\$264,000*	HOT LOT	BAL 12.5
333	Anzio Road	370 m ²	CNR/15m	\$264,000*	HOT LOT	BAL 12.5
336	Anzio Road	357 m ²	CNR/15m	\$262,000*	HOT LOT	BAL 12.5

Collective Townhomes – Titled

Lot Number	Address	Land Area m ²	House specs	Package Price From*	Builder
611	Livorno Blvd	238	3 bed 2 bath	\$447,490*	Express Two Storey

Park Release – Titled

Lot Number	Address	Area m ²	Frontage	Land Price*	Settlement Rebate [^]	After Rebate [^]	Other Info
137	Messina Way	375 m ²	12.5m	\$283,000*	\$5,000 Settlement Rebate [^]	\$278,000 [^]	-
143	Messina Way	445 m ²	CNR	\$335,000*	\$10,000 Settlement Rebate [^]	\$325,000 [^]	-
145	Novelli Parade	432 m ²	CNR/15m	\$339,000*	\$12,000 Settlement Rebate [^]	\$327,000 [^]	-
149	Novelli Parade	375 m ²	12.5m	\$287,000*	\$5,000 Settlement Rebate [^]	\$282,000 [^]	-
152	Novelli Parade	375 m ²	12.5m	\$287,000*	\$5,000 Settlement Rebate [^]	\$282,000 [^]	-
155	Calvera Gardens	300 m ²	15m	\$260,000*	\$20,000 Settlement Rebate [^]	\$240,000 [^]	-
169	Messina Way	450 m ²	15m	\$338,000*	\$10,000 Settlement Rebate [^]	\$328,000 [^]	-
170	Messina Way	445 m ²	CNR/15m	\$335,000*	\$10,000 Settlement Rebate [^]	\$325,000 [^]	-

Explorer Release - Titled

Lot Number	Address	Area m ²	Frontage	Land Price*	Settlement Rebate [^]	After Rebate [^]	Other Info
102	Modena Road	450 m ²	15m	\$340,000*	\$10,000 Settlement Rebate [^]	\$330,000 [^]	-
124	Modena Road	375 m ²	15m	\$280,000*	-	-	-
128	Novelli Parade	357 m ²	15m	\$292,000*	\$5,000 Settlement Rebate [^]	\$287,000 [^]	-
129	Novelli Parade	313 m ²	12.5m	\$253,000*	\$10,000 Settlement Rebate [^]	\$243,000 [^]	-
130	Novelli Parade	313 m ²	12.5m	\$253,000*	\$5,000 Settlement Rebate [^]	\$248,000 [^]	-

*This pricelist is current as at 19/05/2020 as is subject to change in Mirvac's absolute discretion without notice.

[^]Settlement Rebate applies to selected lots. Terms and conditions apply. See website for details at www.madox.mirvac.com/promotions

BAL = Bushfire attack level. Additional costs will apply, speak to your sales consultant for more information.

Final prices are as per subject to contract. Enquire with a Mirvac Sales Consultant for details.
Price indicates the land price only. Mirvac Real Estate Pty Ltd.

Contact **Gioia Di Masi** from Madox on **0481 906 654** or email gioia.dimasi@mirvac.com