

## HOW TO BUY AT APPIN PLACE

# APPIN PLACE

A PLACE TO CALL HOME

## Appin Place is selling home and land packages off the plan

**Home and Land Packages** means that you will enter two separate contracts – one to buy the land, and one to build the home. Stamp duty is only paid on the land contract potentially providing a significant saving for you to build.

**Off the plan** means that the parcel of land and the home are not yet built. You will pay for the block of land once it is built and registered. Then you will make payments to the builder until the home is complete.

### THE 8 STEPS INVOLVED ARE:

1. Select your home and land package	Select your perfect block and home design from a number of Home & Land packages that Walker has already prepared with builders Rawson Homes and Wisdom Homes.
2. Pay \$2,000 holding deposit	<p>\$1,000 is payable to Walker Corporation to secure the block of land for ten (10) days during which time the land sale contracts are signed.</p> <p>\$1,000 is payable to the builder to secure the preparation of plans and building contract. 50% of the builder deposit will be forfeited if you do not proceed with the building contract.</p>
3. Sign building contract	Select colours, upgrades and any other design changes with the builder. Deposit to pay is 5% of building contract amount.
4. Sign land contract	Deposit to pay is 5% of land contract price.
5. Registration of land	Balance of land price is paid. You now legally own the block of land.
6. Builder commences construction	You pay progress payments to builder as work progresses.
7. Builder completes construction	Final payment to builder once all works are complete and all occupancy certificates are provided.
8. Time to move in!	Congratulations!