

Terms and Conditions:

**FIXED Price / FIXED Time
Home & Land**

1. All images and illustrations are for illustrative purposes only and may depict non-standard or upgrade options not included in the package price.
2. Land is not owned by Rivergum Homes; terms and conditions of the land developer apply.
3. Home and Land packages are specific to the advertised lot and home.
4. The placement of the house on the lot is at the discretion of Rivergum Homes.
5. Packages may change due to variations in inclusions or specifications required by the purchaser.
6. Packages exclude stamp duty, legal fees, or any other associated costs.
9. Rivergum Homes is responsible for the Building Contract only.
10. Customers must enter into a separate contract for the land component with the relevant land developer.
11. Home and land packages are available to customers who make a deposit before or on the advertised timeframe, subject to Rivergum Homes's discretion.
12. Final costs, dimensions, and inclusions may vary and are subject to change by Rivergum Homes
13. Rivergum Homes reserves the right to withdraw any Home & Land Package without notice.
15. General Limitations: Home and Land packages are not eligible for advertised promotions when purchased outside of any package arrangement.

Fixed Time Terms:

1. Our Fixed Term is applicable to new deposits on H&L packages in Greenfield Estates.
2. No structural variations are permitted. Exclusions include sites with over 600mm of fall, unsewered sites, sites requiring demolition, and scopes including retaining walls, paths & driveways, and landscaping.
3. Any alterations to the home design after the deposit date may void guaranteed timeframes.
5. The 'fixed time period' concludes upon Rivergum Homes deeming your home to have reached practical completion, considering any extensions of time under the building contract and your fulfillment of all 'Owner's Obligations'.
6. The fixed time period' initiates from PC1 payment of slab pour and extends until Rivergum Homes confirms Practical Completion of the home.

****Completion Timeframe Extensions:****

1. Rivergum Homes will apply a four-week extension to the build time promise during the Christmas/New Year industry closure.
2. Extensions will apply to the build time promise for inaccessible sites for the duration of the site's inaccessibility.
3. Delays due to inclement weather will extend the completion timeframe accordingly.

4. Material supply and/or trade delays beyond Rivergum's control will extend the completion timeframe for the period of the delay.
5. Third-party delays beyond Rivergum's control will also extend the completion timeframe for the period of the delay.
6. Customer delays or progress payments not being made within terms may result in extensions to the completion timeframe.