

## Terms & Conditions

1. To be eligible for the offer, you must enter into each of the following contracts and each of them must go ahead.
  - (a) Houses will be built under a contract between the purchaser and Weeks Peacock Quality Homes Pty Ltd (in these terms and conditions referred to as “we”, “our” or “us” trading as “SA Easybuild” (SA builder’s license 10238).
  - (b) Land is offered for sale by various vendors through the agency of Weeks & Macklin Real Estate Pty Ltd (“the agent”)
  - (c) You must enter in to a “sole agency” rental contract with the agent for property for the rental guarantee period (see 3 below).

Copies of each of these contracts are available on request. We suggest that you read, carefully consider and take advice on each of them before you sign.

2. If you breach any of the contracts, you will no longer be entitled to the rental guarantee even if you later remedy your breach.
3. If you enter into each of these contracts and they go ahead and you do not breach any of them, we provide you with full rental guarantee for a period of six months (“the rental guarantee period”) from the date the finished house is handed over to you. The rental guarantee is for a fixed amount per week. If we are not able to rent the house for that amount for each week during the six month period, we will make up the shortfall by paying the shortfall to you (by cheque or direct deposit into your nominated account) each month when we pay you the rent. If we rent the house out for more than the rental guarantee you will be paid the actual amount of rent received.
4. In addition to the rental guarantee, during the rental guarantee period we will pay any fees, charges and advertising payable under the rental contract.
5. We do not provide financial advice about the viability of this investment. You should make and rely on your own assessments of the investment. You should take your own independent financial advice about the purchase of a selected property, the building contract and the lease and this offer generally. It will be a term of our contract with you that you release us from any claims arising from your investment.
6. This promotion only applies to selected properties. Property selection is at our discretion and not all blocks or housing products are included in this offer.
7. The number of properties available under this promotion may vary from time-to-time and is not guaranteed.
9. At the end of the rental guarantee period and when we have paid all that we are obliged to under the rental guarantee, apart from the statutory warranties that apply to the building work carried out by us, you will have no further claim against us. At that time, you may, if you wish, enter into a further rental agreement with the agent.
10. These terms and conditions are governed by the laws of South Australia.