

**PROJECT NAME***Sunbury – Reservoir Road***LOCATION****SUNBURY,
VICTORIA****PROJECT**

Reservoir Road is situated on 33.5Ha of land and is positioned on the edge of the highly desirable township of Sunbury, which is located 35km to the north west of Melbourne. This future residential land estate will comprise of approximately 470 fully serviced residential land allotments.

Contributing to the desirability of the address is the views afforded of the Melbourne CBD from its elevated position and connectivity to Melbourne via the Calder Freeway and electric train service.

**INVESTMENT
OPPORTUNITY**

Information Memorandum
seeking to raise \$11 million

STATUS

Closed to investment

**INDICATIVE
RATE OF RETURN ***

14.63%

**ACTUAL SHAREHOLDER
RETURN ON INVESTMENT***

TBA

* Forecast is subject to certain assumptions and risks,
which is set out in the offer document.