

# AUCTION

Central Highlands Regional Council is pleased to announce that they will be holding an auction for Stage 1 for the sale of 47 blocks of vacant freehold residential land of various sizes in the subdivision known as:

## *Nogoa Rise Estate*

### **TERMS & CONDITIONS OF AUCTION**

#### **1. Deposit**

10% of purchase price to be paid by the successful purchaser on the day of auction. Personal cheques will be accepted.

#### **2. Settlement**

Settlement will be held on Friday 29 January 2010 in Emerald in which balance of purchase price to be paid.

#### **3. Disclaimer**

Intending purchasers are advised that the lots for sale in the Nogoa Rise Estate are within the Town Zone – Residential Precinct of the current IPA Planning Scheme and, as such, a single residential dwelling house is a Self Assessable use requiring no application to Council for a Material Change of Use approval.

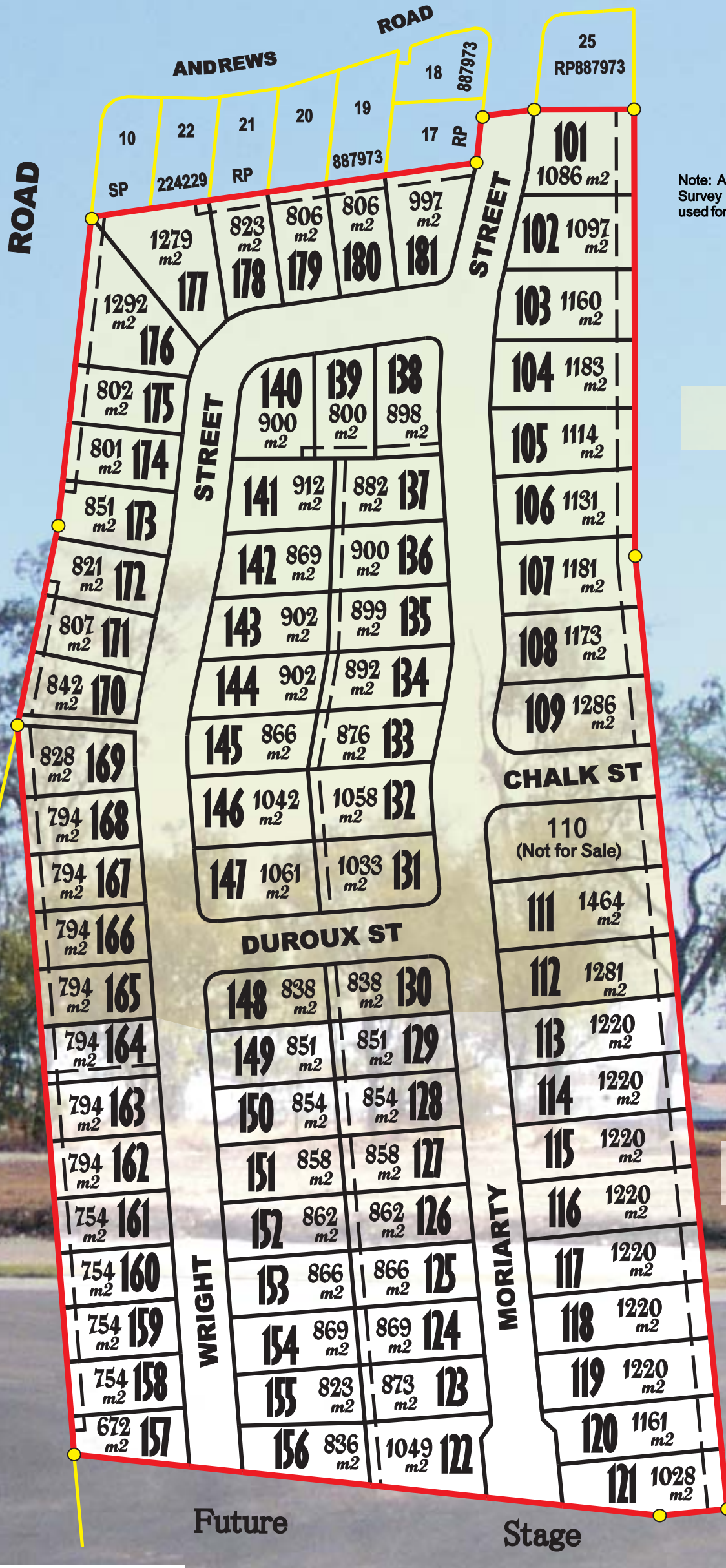
**Auction: 10.00am Friday 27 November 2009 at the Maraboon Tavern**

Buyer Registration commences at 9.00am

For further information, please contact Mr Col Dziewicki or  
Mrs Marnie Wills on 4982 8320.

# "Nogoa Rise Estate"

Emerald, Central Queensland



Note: Areas are approximate only and subject to final Survey and Council Approval. This plan should not be used for land dealings.

Stage 1

Stage 2

Plan Not to Scale



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