

# PLANTATION PALMS

## Rosewood Reserve

**Welcome home** – to the new release of 47 lots within Plantation Palms, conveniently accessed from Rosewood Drive (turn at the Bowls Club) and with lots fronting the Rosewood Drive Reserve this is an exciting new development located in the *heart* of Mackay.

---

### **ACCESS TO ROSEWOOD DRIVE RESERVE**

Will be via Jabiru Circuit, or for lots 85 to 88 via pedestrian gates from your lots.

### **AVERAGE LOT SIZE**

Within the Rosewood Reserve is 780sqm.

### **BUILDERS**

Any builder can construct your home within Plantation Palms. If you would like us to recommend a builder, please ask!

### **COMPLETION**

Of construction is expected at the end of July 2020. Registration of survey plan is expected August 2020.

### **DESIGN GUIDELINES**

Are in place to protect your investment; they are a minimum garage setback, restricted use of face brick on the façade and landscaping requirements.

### **DOUBLE STORY HOMES**

Are permitted STCA.

### **ELECTRICITY**

Supply to the boundary of the land will be supplied by Ergon Energy, your builder will connect it from there.

### **FENCING**

Will be installed along the eastern boundary of lots 83 to 89. This will be an aluminium vertical slat fence that is approximately 1.2 metres high.

### **HOUSE AND LAND PACKAGES**

Are available, or you can design your own home.

### **INVERT CROSSINGS**

Will be constructed for access to lots 2, 13 & 27 from Rosewood Drive.

### **MAINTENANCE**

Of each lot is the responsibility of the owner from the date of settlement.

### **MINIMUM RL**

At Rosewood Drive Reserve frontage is RL 5.5.

### **MINIMUM RL**

Within stage 5 is RL 5.3.

### **NBN**

Will be supplied to the boundary of the land by NBN Co, your builder will connect it from there.

### **PEDESTRIAN GATES**

Providing direct access to Rosewood Drive Reserve are included for lots 85 to 88, these will have a keypad access and open outwards.

### **PHONE CONNECTION**

Will be supplied to the boundary of the land by Telstra, you can choose your own supplier and your builder will connect it from there.

### **SETBACKS**

Are as per Mackay Regional Council guidelines.

### **SETTLEMENT**

Will be required 14 days from registration of survey plan.

### **SHARED DRIVEWAY AND FOOTPATH**

Will be constructed for lots 82 & 83.

### **SHEDS**

Are permitted STCA.

### **STREET TREES**

Will be installed and maintained by Mackay Regional Council.

### **VEHICLE ACCESS**

To lots 1, 3, 14, 26 & 28 is permitted only via side streets, no vehicle access from Rosewood Drive.

---

For more information on Rosewood Reserve please contact Shirley on 07 4954 9700 or visit [plantationpalms.com.au](http://plantationpalms.com.au)