



Community Development Standards Building Covenant

Protecting Your Investment

One of the first questions that comes to the mind of anyone who has just invested their hard earned money in a new property is "What's going to happen next door?".

While we cannot tell you precisely the form your neighbours' house will take, we can give you peace of mind by assuring you that it will be similar in quality to your own. The reason we can be so confident is that we set the community standard levels. To put it frankly, everyone who builds a home in one of our great Australian communities must ensure that their property will meet or exceed set community standards.

This protects you, your investment, your lifestyle... And the future values in your QM community.

Your Reassurance Lies in the Covenant

By now, you've probably studied the Contract of Sale and if so, you will have noticed a section entitled "Community Development Standards Covenant".

The word "Covenant" means a promise or an undertaking. In this case, the QM Properties' Building Covenant outlines those standards of building which are acceptable in our communities, as well those which are not. The Covenant is an integral part of your contract, and vital to the protection of your property values, so please make sure that it is completed in full.

It is in your own best interest to study your Covenant and understand it thoroughly. We will be more than happy to help you in this regard.

You need to provide your builder with a copy of the Covenant and clear advice that you have a legal obligation to comply with the conditions of the Covenant. Your builder needs to be aware that you must submit copies of all plans and specifications to QM Properties for approval, prior to any plans going to council.

Assuming plans meet with our Community Development Standard (Covenant), QM approval will be effected speedily and easily.

An important point to remember is that the Covenant transfers from owner to owner. You are therefore obliged to include the Covenant as part of your contract of sale should you later sell your property.

If you have any questions in relation to the Covenant, please don't hesitate to contact the Covenants Manager direct.

QM
PROPERTIES