



PARKSIDE
YAMBA

Welcome
to over 55s
lifestyle living
at Parkside,
Yamba



A new way of living.

HOMETOWN AUSTRALIA
COMMUNITIES

The Location

A coastal haven for your best chapter yet

Enjoy a lifestyle of ease and sophistication at Parkside. Located in the renowned surfing town of Yamba in NSW, enjoy the surrounding natural beauty and start living your retirement dream in this meticulously designed boutique community with access to resort-style amenities, affordable luxury homes, and a charming coastal lifestyle.





Ideally located:

- » Ballina District Hospital
- » Yamba Shopping Fair
- » Yamba Golf & Country Club

Natural surrounds:

- » Main Beach & Ocean Pool
- » Pippi Beach
- » Yuraygir National Park

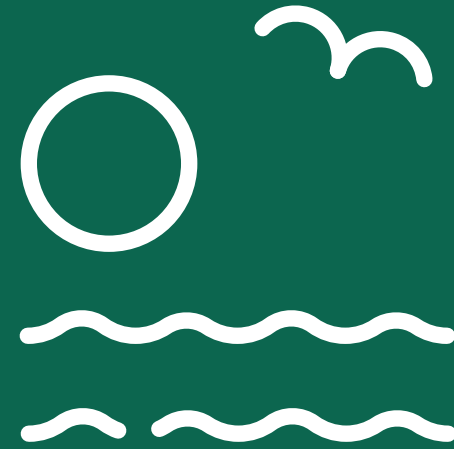
Connectivity:

- » Ballina Airport
- » Grafton Airport
- » M1 Motorway to Sydney/Brisbane

The Lifestyle

Contemporary coastal living

Set in an exclusive residential location and moments from the water, start each day by visiting one of the nearby beaches for a dip in the pristine water, or grab a coffee and your book and enjoy the sunshine by the pool. Take your four-legged friend for a walk along Yamba Breakwall to Tuners Beach and whilst you're out visit the Yamba Farmers & Producers Market to pick up some stunning local produce for lunch. Meet your neighbours for an afternoon game of lawn bowls or work up a sweat in the gym. End your day with sundowner drinks and a BBQ on the poolside terrace with your neighbours.





The Lifestyle

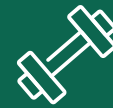
Everything you need and more



Swim a few laps and stay active



Bowl, get active and socialise



Work up a sweat in the gym



Entertain at the outdoor BBQ



Get lost in a good book



Connect with residents at social activities in the clubhouse

The Homes

Homes designed for living

Homes at Parkside are designed for indoor-outdoor living, provide flexibility to suit your lifestyle and are designed to be an extension of your unique style. Designs are influenced by the coastal surrounds harnessing the sea breeze and natural light with a coastal modern appeal.

Luxury brand new homes are high-quality, efficient and durable, each with excellent standard inclusions, a choice of colour schemes, upgrade options, and a range of well-designed floor plans to choose from.

Visit the website or get in touch with our friendly team.



At Hometown Australia we strive to provide home owners with a secure and inspiring lifestyle.

We're experts in creating exceptional living experiences for those over 50* in our range of land lease living communities. Our communities are vibrant, affordable and teeming with sought-after amenities. Over 12,000 residents call a Hometown Australia community home.

You'll find our communities throughout Australia, with each location close to essential amenities and services that are handpicked for their natural surroundings or urban vibe.

*Hometown Australia has a range of communities for over 50s and over 55s.

Our land lease communities provide true value for money, without the high entry and exit fees often associated with other retirement living options.

Choose from quality homes, built new or pre-loved, carefully designed to suit your needs and your budget. Our active, amenity rich communities are waiting to welcome you into an exciting new way of living.

A new way of living.

HOMETOWN AUSTRALIA
COMMUNITIES

Benefits of land lease



No stamp duty

There is no stamp duty payable on the purchase of your home, saving you thousands of dollars to spend on the lifestyle you deserve. This can be a real boost to your budget, considering the Property Council of Australia suggests you can spend up to \$75,000 in stamp duty and other costs downsizing your home.



No council rates

Unlike most 'retirement villages' who charge you council rates, with Hometown Land Lease living you won't have to pay council fees.



Retain capital gains

In many other living choices, it's likely within the scope of your agreement that the village will share in any capital gains garnered from the sale of your home. With Hometown Australia, you, or your family, keep 100% of capital gains as cash profit.



No exit fees

When you sell your home, you won't pay any exit fees, unlike 'retirement villages' where you can be charged exit fees or 'deferred management fees' accrued over time. This is great for your budget.

A new way of living.

HOMETOWN AUSTRALIA
COMMUNITIES

Frequently asked questions

What does a Hometown Australia community offer?

We offer you independent retirement living with security, peace of mind, a range of amenities and the company of other like-minded residents.

Is there on-site management?

Yes, you can relax in knowing communities have management during business hours. In case of an emergency, there is also a 24-hour emergency call service to a Hometown Australia representative.

Are there exit or deferred management fees?

There are no exit or deferred management fees at Hometown Australia. Any capital gains achieved are yours to keep!

Are there any legal costs or stamp duty payable when I purchase?

No, there are no government charges such as stamp duty.

Do government subsidies apply?

Yes, they certainly do. If you're eligible for a pension, rental assistance is paid on your site fees or payments through Centrelink or Veteran's Affairs. It is important to make your own inquiry as each individuals' circumstances and eligibility are different. To learn more, visit the Centrelink website.

Are there any body corporate fees?

No, there are no body corporate fees. We have on-site managers who look after operations within the communities and the maintenance of the amenities. have home insurance.

*Hometown Australia has a range of communities for over 50s and over 55s.

Frequently asked questions

Are there any other fees?

In addition to site fees you are responsible to pay for your own electricity and water use, WiFi/NBN, and general household running. You are also responsible for the insurance on your own home if you wish to have home insurance.

How secure is my tenure?

The tenure is secured by a site agreement which is similar to a lease. Each state is governed by different legislation, so site agreements may vary from state to state.

Are the homes covered by builder's warranties?

Yes, there is generally a six-year structural warranty on all new home orders including a

three-month maintenance period. If you purchase a pre-loved or display home in an existing community the remaining warranties are transferred to you. For any older homes we recommend you undertake a pest and building inspection in the same way you would if you purchased a home outside a community.

Do I need to maintain the gardens and lawn?

The community management maintains all the communal areas (please note: this may vary by community), however you are responsible for maintaining your own garden. Homes are designed to have low maintenance gardens to assist in the ease of over 50s living.

Frequently asked questions

Can my family or friends stay with me?

Yes, your guests can stay, and they are welcome to enjoy the community amenities and activities with you! As a security measure, we do ask that you please advise management of any extended stay by visitors. Children are also welcome, but they do need to be supervised whilst in the community.

What happens when I want to sell my home?

You can sell the home yourself, list it with a real estate agent, or we can sell it on your behalf – the choice is yours.

Can I bequeath my home?

Yes, the home becomes a part of your estate. Your beneficiaries can reside in the community if they meet the criteria, or they may simply sell the home.

Are singles welcome?

Yes, most definitely! Our single residents blossom when they are welcomed into the community, quickly making new friends and taking up new interests.

Can I bring my own pet?

Absolutely. We believe that pets are a very valuable source of joy and companionship. Most of our communities are pet friendly, however there are some rules about the type of pets you can have, depending on the individual community. We encourage you to check with the community you're interested in.

*Hometown Australia has a range of communities for over 50s and over 55s.

Discover our over 55s lifestyle community

Parkside - Yamba

8 Park Avenue
Yamba NSW, 2464

(02) 6619 2044

Parkside Sales Office

Shop 23, Treelands Drive
Yamba NSW, 2464

(02) 6619 2044