



DISCOVER THYME

LIFESTYLE RESORT

Hervey Bay



WELCOME THYME



Rob Nichols
SERENITAS CEO

Set in a world-renowned coastal playground, we created Thyme Lifestyle Resort Hervey Bay in no small part because this is a truly magical location. It's a place where people find themselves captivated by pristine beaches, magnificent marine life, coastal walkways and a bustling café and restaurant scene.

A master planned community neighbouring a protected nature reserve, our experienced team has created a world-class over 50s lifestyle resort that allows homeowners to enjoy the best life has to offer. Affordable architecturally-designed homes built for low maintenance will grant you the time and financial freedom you've been looking for.

The jewels in the crown of this spectacular community are two luxurious facilities: the Thyme Clubhouse and Thyme Pool Club. Both venues have been designed with purpose to allow homeowners the opportunity to socialise, feed their passions, spark their curiosity and most importantly, stay active.

Brought to you by Serenitas, one of Australia's most experienced land lease operators. We look forward to welcoming you to Thyme Lifestyle Resort Hervey Bay.



HAVE THE THYME OF YOUR LIFE

COASTAL LIVING

Queensland's Fraser Coast is the home of secluded beaches and renowned for spectacular humpback whale sightings. This coastal town is your place to explore, experience and unwind.

WORLD-CLASS CLUBHOUSE

The luxurious Thyme Clubhouse will be the heart of the community. A space for you to catch up with friends, score a lucky strike ten-pin bowling or unwind with the latest blockbuster movie.

WELCOME TO THE CLUB

The homeowner exclusive Thyme Pool Club will be a place where you can soak up rays by the pool, work up a sweat in the gym or enjoy a drink in the alfresco bbq and dining area.

SOCIAL COMMUNITY

You'll meet new friends in this community and discover a calendar filled with regular social events.

ACTIVE LIFESTYLE

For those after an active lifestyle, beaches and national parks are all just moments away and homes are available with RV garages.

LET THE GOOD THYMES ROLL

Stay active, be inspired, get creative and be adventurous.

MOMENTS FROM THE BEACH

A picturesque stretch of beaches includes the calm waters of Torquay Beach and Dundowran Beach, a perfect spot to view the three piers.

PET FRIENDLY COMMUNITY

With pets warmly welcomed, you can bring your furry friend with you on life's next adventure. They'll love afternoon strolls with dog-friendly beaches just moments away.

CARAVAN & BOAT STORAGE

Choose home design options that will accommodate your recreational vehicle of choice, whether that be a caravan, boat or jet ski.

GATED ENTRY

Our community has a gated entry with auto rego plate recognition and CCTV security cameras so you can lock & leave to go exploring whenever you choose, with peace of mind.



THYME

LIFESTYLE RESORT
Hervey Bay

BEACHFRONT CAFES
AND RESTAURANTS
8 MINS

HERVEY BAY
GOLF CLUB
5 MINS

ELI WATERS
MEDICAL CENTRE
2 MINS

ELI WATERS
SHOPPING CENTRE
4 MINS

TOWN
CENTRE
9 MINS

STOCKLAND HERVEY BAY
SHOPPING CENTRE
9 MINS

HERVEY BAY AND
ST STEPHEN'S
HOSPITAL
7 MINS

HERVEY BAY
AIRPORT
19 MINS

UNCOVER THYME

THYME LIFESTYLE RESORT HERVEY BAY

A community designed for those who love to lead a thriving lifestyle.

It's conveniently located close to two shopping centres, medical facilities and beachfront restaurants.

Visits from loved ones are made easy with Hervey Bay Airport under 20 minutes away.

ALL THE THYME IN THE WORLD

WATER THYME

Enjoy the tranquillity of fishing, kayaking and a sunset boat tour across one of the many beaches in Hervey Bay.

BEACH THYME

Pop over to the beach for a swim, then take a relaxing walk along the coast to find your next favourite fishing spot.

INDULGE THYME

There is no limit to the seafood options with the freshest catch of prawns, crabs, fish and the famous Hervey Bay scallops available daily from most Hervey Bay fish co-operatives.

CLUB THYME

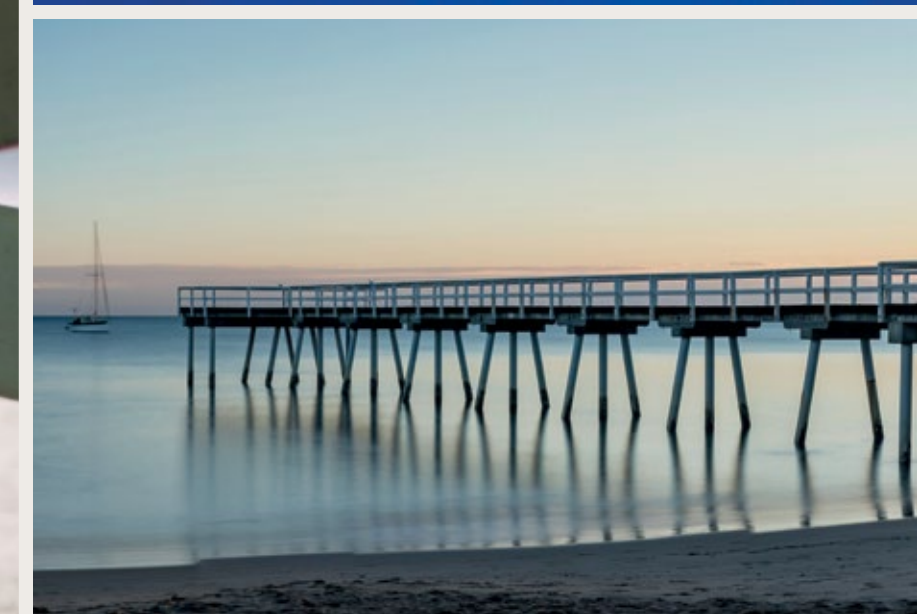
There's plenty of entertainment and even more ways to connect with the wider Hervey Bay community at the local Bowling Club, RSL and Boat Club.

NATURE THYME

Explore the natural beauty that is Fraser Island. A lush paradise, this island is home to subtropical rainforests, soaring dunes and pristine beaches. Whether it's a swim in the lake, exploring the Maheno Shipwreck or just watching the wildlife, there's plenty to see over land and underwater.

WHALE OF A THYME

Watch majestic whales as they migrate north from August to September at Hervey Bay, crowned the world's first Whale Heritage Site. The Whale Festival runs annually with special events including Blessing of the Fleet, Whale Parade and Hervey Bay Seafood Festival so there's plenty to see and do.













THYME CLUBHOUSE
Artist impression only. Subject to change without notice.

A LITTLE LUXURY THYME

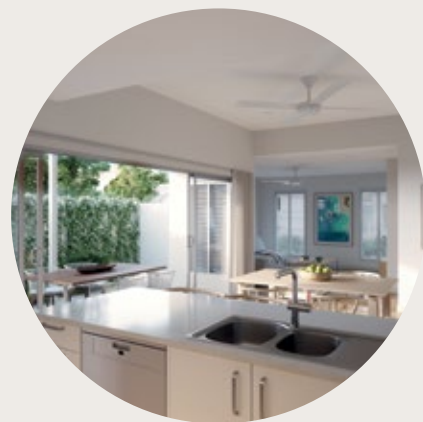
The world-class Thyme Clubhouse will be the perfect destination for socialising, creativity, relaxation, and most of all having fun.

Feel like a celebrity in the Thyme Pool Club, an exclusive and stylish venue for homeowners to relax poolside, exercise or enjoy a glass of wine at the bar*.

-  **OPEN GREEN SPACES & WALKWAYS**
-  **TEN-PIN BOWLING**
-  **LUXURIOUS CINEMA**
-  **BOWLING GREEN**
-  **SWIMMING POOL**
-  **TENNIS COURT**
-  **POOL & DARTS**
-  **ALFRESCO DINING SPACES**
-  **ARTS & CRAFT STUDIO**
-  **GYM**
-  **THYME POOL CLUB**



*Subject to council approval.



HOME THYME

2-BED, 2-BED PLUS MPR & 3-BED HOME DESIGNS

SINGLE, DOUBLE & RV GARAGE OPTIONS

VARIETY OF COLOUR SCHEMES

UPGRADE OPTIONS AVAILABLE

Our range of architecturally designed homes embrace what makes living in Hervey Bay so special.

Natural light bathes the interior of each home making them feel warm and inviting whilst allowing for natural breezes to cool the home.

Open plan living spaces, deluxe kitchens and an undercover alfresco make each of our home designs an entertainer's dream.



TORQUAY

Artist impression only. Subject to change without notice.

WINE & DINE THYME

At the heart of every Thyme home is a gourmet kitchen. Delight in the art of making your morning coffee, be inspired by a new recipe and enjoy time entertaining friends. Intuitively designed, no detail has been overlooked.

- KITCHEN STONE BENCHTOPS
- DELUXE KITCHEN APPLIANCES
- PLUMBED FRIDGE CONNECTION
- BUTLER'S PANTRY AVAILABLE WITH SELECT HOME DESIGNS



TECH THYME






Enjoy the convenience of living in a community that features the latest technology and appliances to help make everyday life better.

- KEYLESS MAIN-GATE ENTRY
- LOW-MAINTENANCE HOMES AND GARDEN
- SPLIT SYSTEM AIR CONDITIONING
- HIGH SPEED FIBRE INTERNET READY

BENEFITS OF THYME

FINANCIAL BENEFITS




When you buy a home in a Thyme Lifestyle Resort the benefits add up. Our simple land lease model helps you manage your finances with confidence, enabling you to plan for the future and providing you with the freedom to do more of what you love.

-  **NO ENTRY OR EXIT FEES**
-  **NO STAMP DUTY OR COUNCIL RATES PAYABLE**
-  **NO BODY CORPORATE OR STRATA FEES**
-  **KEEP 100% OF YOUR CAPITAL GAIN ON YOUR SALE PRICE**
-  **ABILITY TO CLAIM COMMONWEALTH GOVERNMENT RENT ASSISTANCE (IF ELIGIBLE)**



SECURITY & FREEDOM

Beyond the financial flexibility it can offer, one of the biggest motivators for making the move to Thyme Hervey Bay is the security and freedom it brings.

-  **PEACE OF MIND LIVING IN A GATED COMMUNITY**
-  **NEIGHBOURS WHO CAN LOOK OUT FOR YOU AND YOUR HOME**
-  **FREEDOM TO LOCK UP & LEAVE WHENEVER YOU FEEL LIKE IT**

A photograph of a middle-aged couple with grey hair, smiling and holding hands. They are standing outdoors with a body of water and a bright sky in the background. The man is wearing a brown sweater and a black watch, and the woman is wearing a light-colored top.

THYME TO SECURE YOUR NEW HOME

● CHOOSE THE PERFECT HOME & SITE

Our friendly sales team are available to help you find your dream home and show you which home sites are available for your chosen design.

● SECURE YOUR DREAM

Once you've chosen your perfect home and site, place a hold on it with a \$1,000 fully refundable deposit. It's that easy!

● YOUR THYME

Our team can help you select your colour options for a new build and step you through the purchase process.

FREQUENTLY ASKED QUESTIONS

WHAT IS A LAND LEASE COMMUNITY

A land lease community is where you own your home and lease the land, which is covered by a weekly site fee. This allows you access to all the community recreation and leisure facilities whilst allowing you to claim Commonwealth Government Rent Assistance (if eligible) to cover a significant portion of the weekly site fee. It's a very affordable option for over 50s looking for a place to retire.

IS THYME LIFESTYLE RESORT HERVEY BAY SECURE?

The lifestyle resort features security gates at the entry and CCTV security.

WHAT IS THYME LIFESTYLE RESORT?

Thyme Lifestyle Resort is a master planned land lease community, designed exclusively for over 50s. Our lifestyle resorts offer security, peace of mind, superior resort facilities and a bubbly community spirit. You will share a lifestyle with similar like-minded homeowners, enjoy social events and activities, camaraderie and build new friendships in a safe environment.

CAN I OWN A PET?

Yes. We understand that pets are an important part of your family and they are welcome. We do have a pet policy that governs both cats and dogs, so please ask the sales consultant for more information.

CAN FRIENDS AND FAMILY STAY?

Absolutely! We ask that all visitors respect the conditions and guidelines set out in the Site Agreement and Rules, and they'll be warmly welcomed. Please keep in mind that for longer stays, consent from the resort manager will need to be obtained.

WHAT WARRANTY WILL THE HOMES COME WITH?

All new home builds come with a six-year warranty as per the Queensland Building and Construction Commission guidelines. Full appliances manufacturers warranties are passed onto you at the time of settlement of your new home or when you move in.

CAN I BEQUEATH MY HOME?

Yes, your home becomes part of your estate. It can then be sold or your beneficiaries can reside in the home if they meet the community criteria.

ARE THERE ANY ADDITIONAL COSTS?

Besides the weekly site fee, the additional costs you are responsible for are normal service charges such as electricity, water, phone, internet, house and contents insurance.

CAN I SELL MY HOME?

Yes, at any time. Either we can assist you in the sale, you can appoint an external selling agent or you can sell it yourself.

RENTAL ASSISTANCE

Government rental assistance is available for those who qualify. To find out if you're eligible, please visit:
www.servicesaustralia.gov.au/individuals/services/centrelink/rent-assistance



THYME.COM.AU

**THYME LIFESTYLE RESORT HERVEY BAY
SALES & INFORMATION CENTRE**

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Serinitas endeavours to ensure all information provided is correct as at 8 February 2023. Whilst every effort is made to accurately represent Thyme Lifestyle Resort Hervey Bay these may change in the future without notice. Images are artistic impressions only and should not be regarded as representation of fact. Please contact Thyme Lifestyle Resort Hervey Bay for further information.