

INFORMATION FOR DISCLOSURE STATEMENT**as at 28 August 2023**

Body Corporate	Name of Scheme:	NUNDAH ST PETER VILLAS
	Community Titles Scheme No:	52716
	Lot Number:	19
	Plan Number:	SP 306538

Secretary	Name	Ms H Trudgian
	Address	C/- Yule Strata Pty Ltd P O Box 76 CLAYFIELD QLD 4011
	Telephone	07 3262 3527
	Facsimile	

Body Corporate Manager	Name	YULE STRATA PTY LTD
	Address	PO Box 76 CLAYFIELD QLD 4011
	Telephone	07 3262 3527
	Facsimile	

Contributions and Levies	Levies Determined by the Body Corporate for this Lot				
	Administrative Fund	Amount	Due Date	Discount	If paid by
	01/06/22 to 31/08/22	\$417.50	01/06/22	Nil	01/06/22
	01/09/22 to 30/11/22	\$417.50	01/09/22	Nil	01/09/22
	01/12/22 to 28/02/23	\$550.00	01/12/22	Nil	01/12/22
	01/03/23 to 31/05/23	\$550.00	01/03/23	Nil	01/03/23
	01/06/23****31/08/23	\$550.00	01/06/23	Nil	01/06/23
	01/09/23****30/11/23	\$550.00	01/09/23	Nil	01/09/23
	Sinking Fund				
	01/06/22 to 31/08/22	\$50.00	01/06/22	Nil	01/06/22
	01/09/22 to 30/11/22	\$50.00	01/09/22	Nil	01/09/22
	01/12/22 to 28/02/23	\$265.00	01/12/22	Nil	01/12/22
	01/03/23 to 31/05/23	\$265.00	01/03/23	Nil	01/03/23
	01/06/23****31/08/23	\$265.00	01/06/23	Nil	01/06/23
	01/09/23****30/11/23	\$265.00	01/09/23	Nil	01/09/23

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Improvements on Common Property for which Buyer will be Responsible	19/07/19	Area B on Plan B	See by law
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INFORMATION FOR DISCLOSURE STATEMENT (continued)

Body Corporate
Assets Required to
be Recorded on
Register

There are no assets required to be recorded.

Committee

Information
prescribed under
Regulation
Module

Nil

Signing

Seller/Sellers Agent

Witness

Date

Buyers
Acknowledgement

The Buyer acknowledges having received and read this statement from the Seller before entering into the contract.

Buyer

Witness

Date

Additional Information

Body Corporate	Name of Scheme:	NUNDAH ST PETER VILLAS			
	Community Titles Scheme No:	52716			
	Lot Number:	19	Plan Number:	SP 306538	

Lot Entitlements and Other Matters	Interest Schedule	Aggregate	22	Entitlement of Lot	1
	Contribution Schedule	Aggregate	22	Entitlement of Lot	1
	Balance of Sinking fund at end of last Financial Year		5,211.30	as at	31/05/23
	Insurance Levies not included in Administrative Fund Levies:	See Annexure			
	Monetary Liability under Exclusive Use By-Law				

Insurance	Type	Company	Policy No	Sum Insured	Due Date
	AUDIT & APPEAL COSTS	SCI Through BCB	QRSC21000170	175,000	04/02/24
	BUILDING	SCI Through BCB	QRSC21000170	8,943,900	04/02/24
	CONTENTS	SCI Through BCB	QRSC21000170	89,439	04/02/24
	FIDELITY GUARANTEE	SCI Through BCB	QRSC21000170	100,000	04/02/24
	LOSS OF RENT	SCI Through BCB	QRSC21000170	1,341,585	04/02/24
	LOT OWNERS FIXTURES	SCI Through BCB	QRSC21000170	300,000	04/02/24
	PUBLIC LIABILITY	SCI Through BCB	QRSC21000170	10,000,000	04/02/24
	VOLUNTARY WORKERS	SCI Through BCB	QRSC21000170	200,000/2,000	04/02/24

Mortgages or Securities over Body Corporate Assets	Nil
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Additional Information (continued)

Body Corporate

Name of Scheme:

NUNDAH ST PETER VILLAS

Community Titles Scheme No:

52716

Lot Number:

19

Plan Number:

SP 306538

Latent or Patent
Defects in
Common
Property or Body
Corporate Assets

Actual or
Contingent or
Expected
Liabilities of Body
Corporate

Circumstances in
Relation to
Affairs of the
Body Corporate

Exceptions to
Statements in
Clause 7.4(2)

DISCLOSURE STATEMENT (Continued)

Name of Scheme	NUNDAH ST PETER VILLAS			CTS No	52716
Lot No.	19	Type	BUILDING FORMAT PLAN	Plan No	SP 306538

ANNEXURE - LEVY DETAILS

[illegible]