

Mondo How to Buy via Ballot Process*

1 Stay informed

Register your details with Landcom to receive updates about upcoming land releases at Mondo. If you're registered for the Mondo project, you'll receive an email before each land release with the sales plan, pricing, and ballot registration details.

2 Arrange finance & legal representation

- **Speak to your bank or finance provider** to understand your borrowing options.
- **Choose a solicitor or conveyancer** — your Contract of Sale will be sent directly to them.
- You will need your legal representative details ready before the ballot, as this information is required for the registration form. They will also help you review and exchange your contract if you are successful in the ballot.

3 Before the ballot

- As there are limited lots available, Landcom will nominate the number of sales appointments for each land release. Landcom may offer more appointments than lots available to help ensure all lots are reserved.
- You will receive an email with:
 - The date and time the ballot opens
 - A link to register in the ballot.
- You can only register for the ballot during the **24-hour window** mentioned in the email.

4 Completing the Ballot Registration form

- Click on the email link to access the ballot registration form.
- Complete the form, including details of all purchasers* and your solicitor.
- **The names on the registration form will be the exact names on the Contract of Sale.** Please check the names on the registration form carefully as Landcom will not agree to any changes or additions to these names.
- You will be asked to nominate your three preferred lots.

5 After you register

- You will receive an email with a **unique ballot code**.
- This code is important because it is:
 - Your entry number for the ballot
 - Valid only for that specific land release.

6 Ballot Draw

- **The ballot draw will result in all eligible entries being placed in a randomised order.**
- This order will be used to **allocate sales appointments**.
- The ballot codes to be allocated a sales appointment will be posted on the **Mondo website within 24-48 hours of the ballot closing**.

7 If your ballot code is allocated a sales appointment

A Landcom Sales Representative will contact you after the ballot closes to book a phone appointment for the land release day.

Continued over page ...

8 On land release day

- At your scheduled appointment time, Landcom will call you to discuss purchasing one lot from the available options.
- You must confirm your preferred lot during the call.
- To reserve the lot, you will need to:
 - Provide **acceptable photo ID for all purchasers**
 - Pay a **non-refundable \$300 administration fee**
 - Reply to Landcom's email confirming you understand the reservation process.

9 Contract stage

- Landcom will send your **Contract of Sale directly to your solicitor/conveyancer.**
- Make an appointment with your solicitor/conveyancer to **review the contract.**

10 Exchange contracts

- **Before making a reservation, please ensure your legal representative is available and able to assist with the exchange.**
- The signed contract and 5% deposit must be received by Landcom's solicitors **no later than 21 days after the contract is issued to your solicitor.**

11 Land registration & settlement

- To complete your purchase, the land must be registered and have its own title.
- Registration happens after Landcom finishes construction (including services and roads) and obtains all required approvals.
- Settlement is required within 21 days of notification of land registration.

12 Build & construction

Once you have settled, your chosen builder can now:

- Review the Design Guidelines and seek design approval from Landcom
- Apply for development approval from the relevant authority
- Begin construction once approvals are granted.

*Landcom Ballot Terms & Conditions

- **One registration per person.** Duplicate entries are ineligible for a sales appointment and will be removed from the ballot.
- **The exact names on the registration form will be the exact names on the Contract for Sale.** Landcom will not agree to any changes or additions to these names.
- **No registrations from companies or trusts** — individuals only.
- You **must not have an unsettled land purchase** in any Landcom project at the time of the release. If you do, you will be ineligible for a sales appointment and will not be contacted — even if your ballot code is drawn.
- **Any attempt to manipulate the ballot** will result in disqualification and removal from the Landcom database.
- Landcom takes no responsibility for email or internet delivery issues or delays.
- If a lot reservation is cancelled, or a lot is not reserved, Landcom may determine how that lot will be dealt with. Landcom may, at its discretion, either:
 - Offer the lot to the next eligible registrant in the ballot order; or
 - Re-release the lot as part of the sales release process; or
 - Re-release the lots as part of a future sales release process or otherwise.
- Landcom may choose to vary or change the Land Release Ballot process at its absolute discretion, if Landcom determines it appropriate to do so.

Disclaimer

Landcom reasonably believes this document is correct at the date of publication but gives no warranty or representation as to its accuracy or completeness of any information in it or provided in connection with it. All persons should make their own independent enquiries as to the matters referred to in this document. To the extent permitted by law, Landcom (including its agents and employees) disclaims any liability whatsoever in connection with, reliance upon, or use of this document by any person.

Privacy at Landcom

- Landcom is collecting your personal information to communicate with you in respect to upcoming land sales releases and ballots for Mondo at Edmondson Park South. Your contact information may also be shared with any consultants Landcom has engaged to assist with these sales releases and ballots. This may include contacting you to discuss your readiness to purchase, let you know about important dates, make appointments and, if required, administer the reservation to purchase.
- For more information about how Landcom handles your personal information, please see our Privacy Management Plan at <https://www.landcom.com.au/privacy>
- If you have any questions about the collection, use, disclosure or amendment of your personal information, including who to contact if you have a privacy enquiry or complaint, please contact Landcom's Right to Information Officer by email to privacy@landcom.nsw.gov.au