Epsom Village 12 Months Free Fees Offer Terms & Conditions

1. Purchase any Epsom Village apartment before 28th February 2027 and receive ("12 Months Free Fees Offer"):

   Free Fees for 12 Months

   a. You will not be required to pay the Weekly Fee and Services Fee, being the amount specified in your application, for a period of twelve (12) months from the date of Commencement Date of your ORA.

   b. The Weekly Fee and the Services Fee specified in your application are required to be paid after the expiry of the twelve (12) months.

   **Applies to Epsom Village apartments sales only. Apartments sold under licence to occupy, subject to availability. Terms, conditions and exclusions apply, see below for details.*

2. The 12 Months Free Fees Offer is only available to prospective residents who:

   a. Sign an application for an apartment at Epsom Village ("Qualifying Apartment") within the period commencing 12.00am, 01 November 2026 and ending 11.59pm, 28 February 2027 ("Promotional Period"); and

   b. Sign and settle an occupation right agreement for an apartment at Epsom Village referred to in your application ("ORA") with Epsom Village Partnership ("Epsom Village") within 120 days of the application date, including payment of your Occupation Licence Payment in full.

3. If the Purchaser does not complete settlement of the Qualifying Apartment within the timeframes specified in clause 1(b), the Promotion will no longer apply to them and they will not be entitled to receive The First Year on Us Offer.

4. By signing an Application during this Promotional Period, you agree to and accept these terms and conditions.

5. This offer does not apply in conjunction with any other offers, including where the price of a Qualifying Apartment has already been discounted.

6. This offer is non-transferable and cannot be exchanged for cash. Where an application is signed jointly by two intending residents ("The Purchaser") The First Year on Us Offer is made to those resident applicants jointly.

7. The promotion is subject to availability and is not available to:

   a. current residents of Epsom Village apartments; or

   b. any existing resident of Real Living Group retirement village wanting to transfer from an existing residence to a Qualifying Apartment; or

   c. anyone who has entered into an application to purchase an occupation right at any Real Living Group retirement village outside of the Promotional Period.

8. In the event of any inconsistency between these terms and conditions and any information shown on any printed or digital material or representations by any agent of Real Living Group or any agent of Remuera Gardens, these terms and conditions will prevail.

9. This offer is at Epsom Village's sole discretion and Epsom Village reserve the right to to amend these terms and conditions and/or withdraw the First Year on Us Offer and/or vary the Promotional Period at any time without prior notification.

10. The promotion is conducted by Epsom Village Partnership ("Epsom Village"), 67 Ranfurly Road, Epsom, Auckland 1023.