

STAGE 3A.1

Primrose Release

THYME
LIFESTYLE RESORT
CANUNGRA

Welcome



Community Masterplan & Future Facilities

Thyme Canungra is a boutique lifestyle resort designed for over-50s who want to live well, stay active and feel connected.

Set in the foothills of Lamington National Park and just 40 minutes from the Gold Coast, this vibrant community offers the beauty of country living with the convenience of city access.

What sets Thyme Canungra apart is the genuine sense of connection.

With thoughtfully designed future resort-style facilities and a welcoming atmosphere, it's easy to build lasting friendships, enjoy a full social calendar and make the most of every day through relaxation, exploration and activity.

Artist impression. Future Community and Stage Release Maps not to scale and to be used for illustrative purposes only. Subject to change without notice.



Our Homes

Every home at Thyme Canungra is built with comfort, quality and energy efficiency in mind. Interiors are light-filled with high ceilings, quality flooring and a choice of modern colour schemes.

Images are of an actual home at Thyme Canungra.

Furnishings are not included. Photography is correct as at January 2026 and does not represent any future development that may occur in the area.



INCLUSIONS YOU'LL LOVE

- ✓ Quality European appliances
- ✓ Engineered stone benchtops
- ✓ Tiled splashbacks
- ✓ Floor-to-ceiling tiling in bathrooms
- ✓ USB charging points (where applicable)
- ✓ Remote garage door and tiled alfresco
- ✓ Ceiling fans, 5kW solar system* and split system air-conditioning
- ✓ Soft-close drawers throughout

*Subject to approval of relevant authorities.

Silkwood Classico

ELEGANCE & LUXURY



Silkwood Contempo

MODERN CHARM



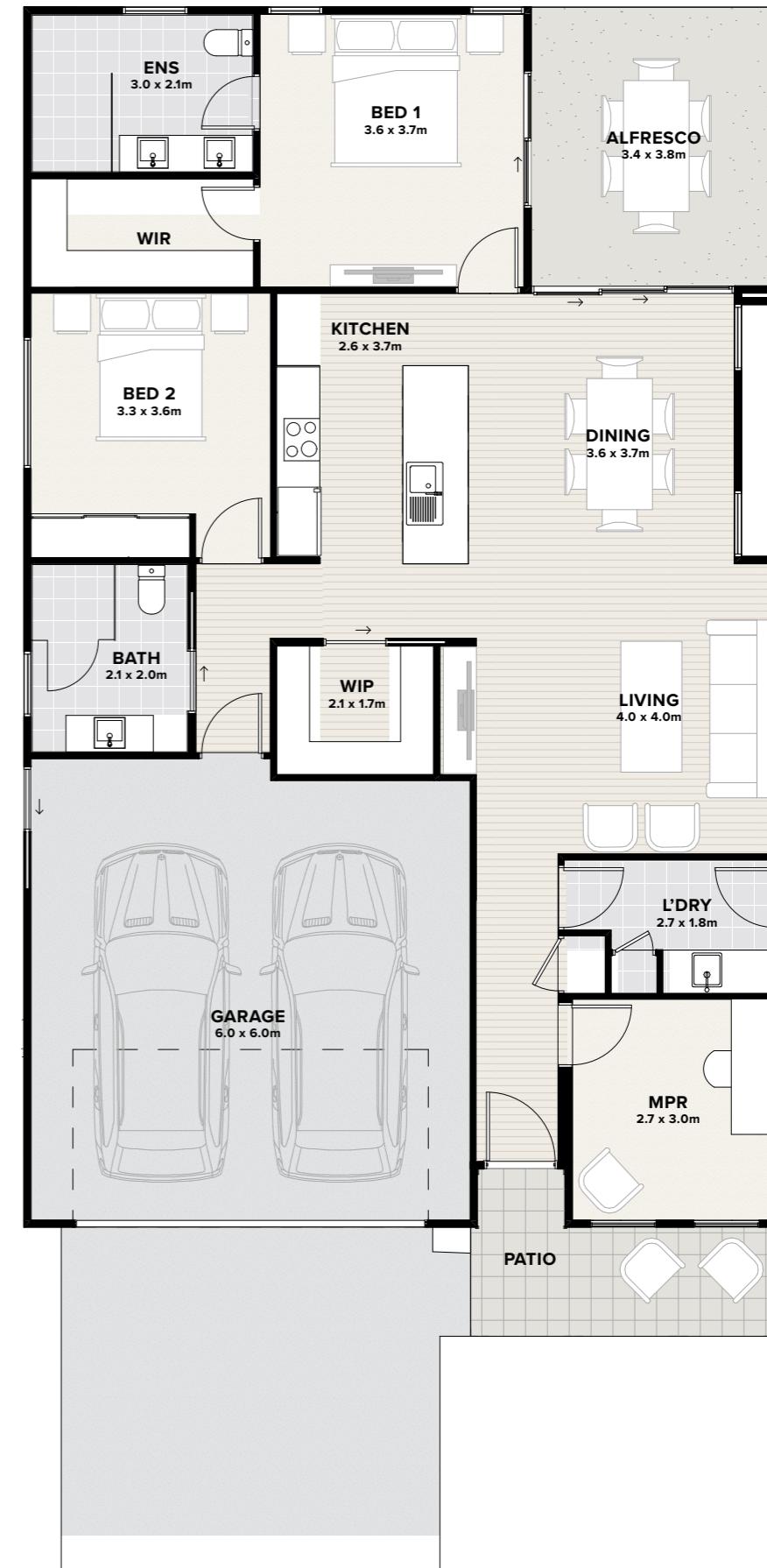
FLOORSPACE

Area based on external wall footprint

Living Area	119.39m ²
Alfresco + Porch	20.53m ²
Garage	38.67m ²
Total	178.59m ²

The Silkwood is one of our stunning designs at Thyme Canungra, thoughtfully crafted to combine functionality with modern aesthetics. This elegant residence features two spacious bedrooms, perfect for comfort and relaxation. A versatile multi-purpose room and a double garage, offering secure parking and extra storage space.

The expansive open-plan living area is adjacent to the outdoor alfresco area, ideal for entertaining guests or enjoying family meals in the fresh air. The Silkwood home seamlessly combines practical living with stylish design, making it a perfect choice for your new beginning at Thyme Canungra.



Artist Impression. Not to scale and subject to change and approvals.

Cassina

COSINESS MEETS FUNCTIONALITY



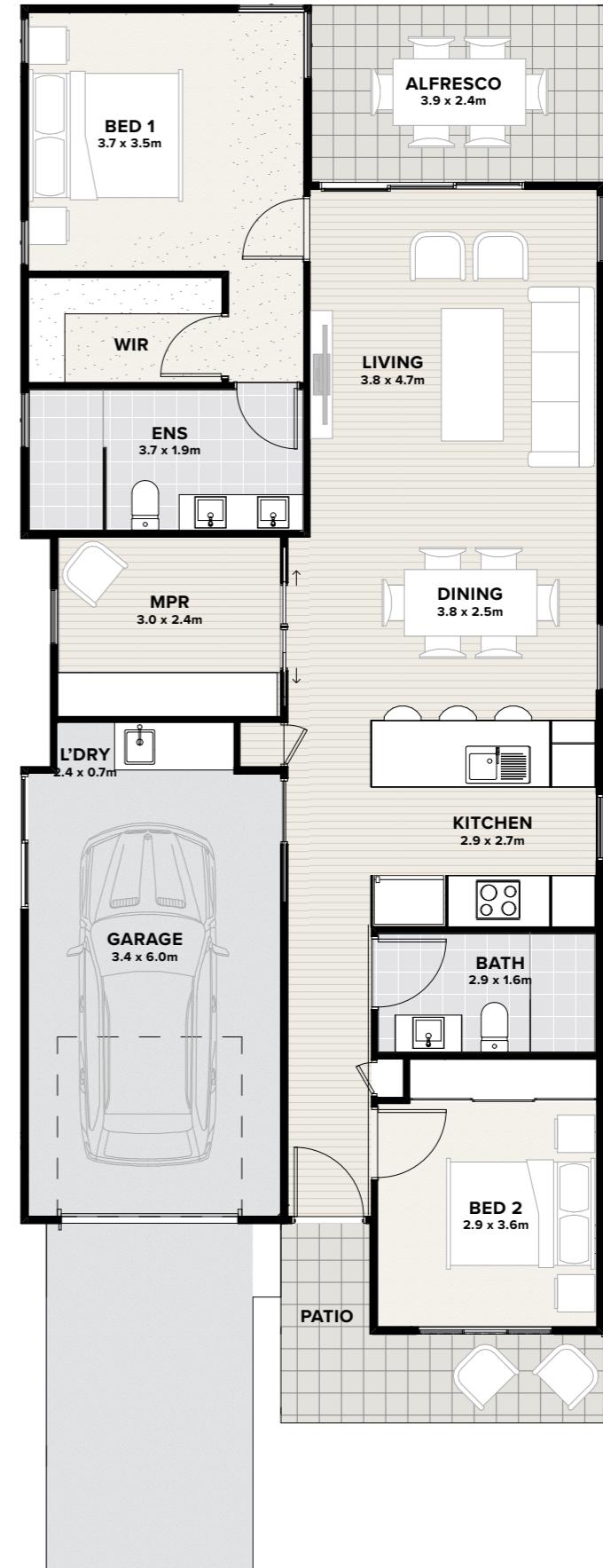
FLOORSPACE

Area based on external wall footprint

Living Area	100.72m ²
Alfresco + Porch	16.62m ²
Garage	23.58m ²
Total	140.92m ²

Offering an idyllic blend of cosiness and functionality, our Cassina home design is a fantastic choice for those seeking a warm and practical living space. This charming residence features two comfortable bedrooms, a multi-purpose room, bathroom, and single garage including a convenient laundry area, enhancing the home's practicality.

The heart of the Cassina home is its open-plan living space, seamlessly connecting the dining and kitchen areas. The outdoor alfresco area provides an ideal setting for entertaining guests or enjoying quiet moments outdoors. The Cassina home exudes warmth and homeliness, making it an ideal choice for those seeking a comfortable and inviting living environment at Thyme Canungra.



Aspen

EFFORTLESS LIVING



FLOORSPACE

Area based on external wall footprint

Living Area	106.51m ²
Alfresco + Porch	17.81m ²
Garage	26.23m ²
Total	150.55m ²

The Aspen is a thoughtfully designed two bedroom, two bathroom home that offers the perfect blend of comfort and functionality. The master bedroom features a private ensuite, while the second bedroom is ideal for guests, or a home office. A separate laundry adds everyday convenience, and the single garage provides secure internal access.

At the heart of the home, the open plan living and dining area flows effortlessly to a spacious outdoor alfresco perfect for entertaining or simply enjoying a peaceful moment in the fresh air.



Standard Inclusions

EXTERNAL DESIGN

- External colour schemes are predetermined by project architect

INTERNAL DESIGN

- Choose from 4 internal colour schemes available:
 - Buttercup
 - Gardenia
 - Blue Gum
 - Hinterland

EXTERIOR

- Architecturally designed energy efficient home
- Colorbond roof, gutters and fascia
- Slab on ground with termite controls
- Painted light weight cladding
- Feature house numbering
- Foldable clothesline
- Powder coated aluminium frame windows
- Insulated homes
- Colorbond fence with secure gate
- Front and rear garden hose tap
- Architecturally designed pergolas (where applicable)
- 3000L water tank

INTERNAL LIVING AREAS

- 2700mm ceiling typical height
- Linen/storage cupboards
- Vinyl plank flooring to living space
- Recessed LED lights throughout, dimmable to living areas
- Timber skirting and architraves

KITCHEN

- Quality stainless steel appliances:
 - Electric oven
 - Dishwasher
 - Electric cooktop
 - Rangehood
- Plumbing connection to the fridge
- Stainless Steel 1 & 3/4 sink bowl
- Large pantry cupboards (walk-in pantry where applicable)
- Laminate cabinetry styled to selected internal colour scheme
- Feature tile splash back
- Composite stone benchtops
- Vinyl plank flooring to kitchen/living/dining
- Soft close drawers and cupboards

BEDROOMS

- Quality carpet as per selected internal colour scheme
- Walk-in wardrobe to bed 1 (where applicable) with shelving, drawers and hanging rods
- Built-in wardrobe with shelving, drawers and hanging rods
- Ceiling fans to all bedrooms
- TV point to master bedroom

BATHROOM/ENSUITE

- Custom vanity with stone benchtop including basin with chrome pop-up waste
- Semi-frameless shower screens (where applicable)
- Ceramic wall tiles (floor to ceiling) styled to selected internal colour scheme
- Ceramic floor tiles styled to selected internal colour scheme
- Quality designed towel rail, shower shelf and toilet roll holder
- Integrated heat/light/exhaust fan
- Mirrored vanity cabinets in both bathrooms

LAUNDRY

- Cabinet with stainless steel drop-in laundry tub with sink mixer tap
- Floor tiles and tiled splashback
- Drainage for washing machine and outlet hose
- Direct access to external drying area
- Noggins for dryer

ALFRESCO

- Sliding doors and insect screen to alfresco
- Floor tiles
- Ceiling fan
- LED recessed downlights
- Weatherproof power outlet

DOORS & HARDWARE

- Quality designed front door
- Lever passage set chrome handles to interior doors
- Insect screens to all windows

GARAGE/DRIVeway

- Standard garage door height 2400mm RV garage door height 3300mm
- Remote control panel lift garage door
- Epoxy garage floor
- Exposed aggregate driveway
- Direct internal access to home

TECHNOLOGY/SERVICES

- Split system air-conditioning to master bedroom and living area
- TV and data points
- USB charge points (where applicable)
- Ceiling fans to living areas, bedrooms and dining room
- Exhaust fan/light/heater to bathrooms
- Hardwired interconnected smoke detection with battery back-up
- Electricity and water services individually metered and connected
- Home ready for high speed internet
- 5kW solar system*

*Subject to approval of relevant authorities.

Optional Upgrade Packages

KITCHEN FITTINGS & FIXTURES UPGRADES

- Kitchen joinery upgrade to Kethy Trumpet cabinet handles in brass metal (also applied to pantry and all storage/linen cupboards)
- Undermount double bowl kitchen sink
- Kitchen tap upgraded to gooseneck style in brushed brass

KITCHEN STONE UPGRADE

- Kitchen benchtop upgraded to de-silicated Lithostone Carrara Lumina stone

KITCHEN ISLAND BAR BACK UPGRADE

- Kitchen island bar back panelling upgraded to Laminex Demi-round 20mm wall panel (finished in Dulux Vivid White)

KITCHEN PENDANT UPGRADE

- Brass pendant lights (3) installation above kitchen island

KITCHEN APPLIANCE UPGRADES

- Upgrade to premium Smeg dishwasher
- Upgrade to premium Smeg 600mm multifunction oven (with compact screen)
- Upgrade to premium Smeg 600mm induction cooktop
- Built-in Smeg Microwave

BATHROOM & ENSUITE STONE UPGRADE

- Bathroom and ensuite vanity benchtops upgraded to de-silicated Lithostone Carrara Lumina stone

FRONT DOOR UPGRADE

- Security screen added to front door

AIR CONDITIONING UPGRADE

- Ducted air conditioning to bedrooms and living area

Upgrade packages are subject to availability. Please contact your Sales Consultant for more details and pricing.

The benefits of buying at Thyme Lifestyle Resort Canungra.

THE THYME ADVANTAGE

 No stamp duty

 No entry or exit fees

 No council rates

 No body corporate or strata fees

 Keep 100% of any capital gain

 Simple weekly site fee

 Government rental assistance available (if eligible)



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Serenitas endeavours to ensure all information provided is correct as at January 2026. Whilst every effort is made to accurately represent Thyme Lifestyle Resort Canungra 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 Canungra for further information.