



**Australian
Competition &
Consumer
Commission**

Your Ref: MLM: 14177
Our Ref: 54249
Contact Officer: John Rouw
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3 April 2014

Martin Matthews
Lawyer
Borrello Legal Pty Ltd
PO Box 304
JOONDALUP WA 6919

By email: martinm@borrellolegal.com.au

Dear Mr Matthews

Third line forcing notification N97334 lodged by Mirvac Mandurah Pty Ltd

I refer to the above third line forcing notification lodged with the Australian Competition and Consumer Commission (the ACCC) on 27 March 2014. The notification has been placed on the ACCC's public register.

Mirvac Mandurah Pty Ltd proposes to offer to supply and supply six particular lots in the Osprey Waters residential housing development in Erskine, Western Australia on the condition that buyers will contract with builder Ventura Home Group Pty Ltd to build a house on the buyer's lot.

Legal protection conferred by the notification will commence on 10 April 2014.

On the basis of the information that you have provided it is not intended that further action be taken in this matter at this stage.

As with any notification, please note that the ACCC may act to remove the legal protection provided by the notification at a later stage if it is satisfied that the likely benefit to the public from the conduct will not outweigh the likely detriment to the public from the conduct.

This assessment has been made on the basis that Mirvac Mandurah and Ventura Home Group will disclose all relevant terms and conditions to prospective customers.

A copy of this letter has been placed on the ACCC's public register. If you wish to discuss any aspect of this matter, please do not hesitate to contact John Rouw on (03) 9290 1402.

Yours sincerely

Dr Richard Chadwick
General Manager
Adjudication Branch