

**HOUSES FOR SALE**



**14 Manooka Drive**

**\$499,000**

Modern and stylish home with open plan living leading out to large back deck via huge, timber, bi-fold doors. Ceiling fans and easy care timber flooring throughout, fully fenced back yard and a large shed with extra height roller door and workshop area out the back. Gas cooktop and dishwasher in the modern, spacious kitchen.

3 BED, 2 BATH, 1 CAR GARAGE



**7 Dulkara Court**

**\$480,000**

The property has stylish features such as celestial windows and spacious living zones that flow effortlessly to the outdoors. Two separate living areas, double lock up garage, fully fenced yard, air conditioning in master bedroom. Outdoor entertainment area under main roof.

4 BED, 2 BATH, 2 CAR GARAGE



**2 Ibis Court**

**\$675,000**

Designed by renowned architect, Walter Dobkins and built by respected, local builder; Alan McFarlane, this property is unique, functional and beautiful. Extra high ceilings, combined with clever use of hardwood timbers give the upstairs living space a feeling of grandeur. Fully fenced yard, 750m2 block.

3 BED, 3 BATH, 3 CAR GARAGE



**20 Tingira Close**

**\$575,000**

Large family home with two separate living areas, two way bathroom with bathtub upstairs, open plan living and dining area, huge decks on three sides, ramp access to upstairs, ocean views, air con in main bedroom, 660m2 block.

3 BED, 2 BATH, 3 CAR



**13 Orania Court**

**\$575,000**

Less than 200 metres walk to the beach, low maintenance, low set, brick home with two separate living areas and huge outdoor undercover entertainment area. Fully fenced yard (969m2), air-con living area, ensuite and WIR to master bedroom.

4 BED, 2 BATH, 2 CAR GARAGE



**10 Coora Court**

**\$435,000**

Much loved family beach house built to last. Double brick construction and wonderfully maintained by the original owners, you will love this property tucked into a quiet cul-de-sac within an easy 15-minute walk to the main street of Rainbow Beach.

3 BED, 1 BATH, 6 CAR



**11 Naiad Court**

**\$531,900**

This three bedroom, two bathroom beach bungalow set in pristine bushland is but minutes walk from the shoreline of one of the most beautiful stretches of coastal ambience in Queensland. 740m2 block, polished timber floors and established gardens.

3 BED, 2 BATH, 2 CAR, POOL



**15 Esprit Drive**

**\$590,000**

Air conditioned main living area flows out onto the large deck with a gas bbq and outdoor lounge to relax upon. The main living space is open plan incorporating a modern kitchen with stone benchtops plus a 900mm oven and gas cooktop; dining area and spacious lounge.

3 BED, 2 BATH, 2 CAR

## HOUSES FOR SALE



### **41 Satinwood Drive**

**\$560,000**

Encapsulating that classic, beachy feel, this gorgeous beach house is less than 400 metres via a bush track to the pristine surf beach. Surrounded by lush, tropical gardens and native bush, the home is wonderfully cool in summer and catches the sea breezes with cross ventilation and celestial louver windows.

3 BED, 2 BATH, 2 CAR



### **24 Bombala Crescent**

**\$437,500**

Situated in an elevated, quiet and sought after street; this neat home boasts three bedrooms and a two bay shed in the fully fenced back yard. You can just see the ocean from ground level on this flat, 600m2 block and the views would be amazing if you were to build up in the future.

3 BED, 1 BATH, 1 CAR



### **12 Naiad Court**

**\$650,000**

Stunning architect designed beach house with pool in dress circle location within three minutes walk to the beach and nearby Restaurant and Bar. Boasting: ensuite and walk in robe to the master bedroom, ceiling fans, dishwasher, timber flooring and two outdoor living spaces.

3 BED, 2 BATH, 2 CAR, POOL



### **7 Prospect Place**

**\$550,000**

Massive block of land (1,048m2) situated within 10 minutes walk to the beach and shops. Three bedrooms all have ceiling fans and main bedroom also has a window-mounted air conditioner. Spacious living is tiled and also air conditioned and the outdoor area is fully covered and enclosed on two sides.

3 BED, 1 BATH, 2 CAR



### **5 Esprit Drive**

**\$450,000**

Great value buying in Rainbow Shores. Short walk to the beach, in ground pool, large deck, polished timber floors, large lock up shed, backing onto a reserve. Currently utilised as a holiday rental, would also make a great family home.

3 BED, 1 BATH, 3 CAR



### **50 Bombala Crescent**

**\$715,000**

Designed by a renowned local architect and built by a well-respected local builder; this home is the epitome of quality and style. Features: high ceilings, polished timber floors, ceiling fans throughout, study area, workshop area at the rear of the tandem garage, sandy straits views and plenty of room undercover for the van/boat.

3 BED, 2 BATH, 4 CAR



### **21 Esprit Drive**

**\$440,000**

This is a fantastic opportunity to buy into the exclusive Rainbow Shores estate. Located only five minutes walk to one of the most gorgeous beaches in the world, this stylish home could become a family holiday favorite or you could opt to move here permanently! Surrounded by bush land, enjoy spending time on the large deck.

4 BED, 2 BATH, 3 CAR



**3 Ibis Court**

**\$680,000**

Beautifully presented property located in the prestigious and private Rainbow Shores Estate. Surrounded by quality homes on a quiet culdesac, you will enjoy listening to the sounds of native birds and the waves crashing on the nearby shoreline. Timber floors, air con, fully fenced, inground pool. Excellent holiday letting return achievable.

3 BED, 2 BATH, 2 CAR GARAGE, POOL



**29 Green Valley Drive—duplex/development opportunity**

**\$448,000**

Excellent location within easy walking distance to the beach. Large block which could be redeveloped (zoned multi unit) subject to council approval. Currently rented as two separate units - total current weekly rental income is \$360. Separate water and electricity meters.

6 BED, 2 BATH, 2 CAR



**26 Bomburra Court**

**\$395,000+**

Act fast as there are not many properties in Rainbow Beach in this price range. Situated in a quiet part of town (culdesac) within 15 minutes walk of the main street and backing onto bush land. Surrounded by quality homes, this property is an affordable option for either a first home buyer or investor.

3 BED, 1 BATH, 1 CAR



**3/13 Carlo Road**

**\$297,000**

**UNITS/APARTMENTS FOR SALE**

Offering resort style living without the hoards of people, this neat and tidy unit is part of a small complex. This fantastic complex boasts a gorgeous outdoor area complete with tropical landscaped gardens as well as a private, resort style pool and spa. Great value

2 BED, 2 BATH, 1 CAR GARAGE



**2/11 Double Island Drive**

**\$330,000**

Excellent location within walking distance to the beach and shops (just up from the swimming pool and Sports Club). Guaranteed rental return if you wish—current owner will leaseback for \$300/week for 12—24 months—payment up front.

3 BED, 1 BATH, 1 CARPORT



**Plantation Resort**

**From \$470,000**

Fantastic location, only 200 metres walk to the patrolled surf beach and right on the main street of Rainbow. Onsite management, outdoor spa, in ground pool, secure parking and easy access to everything make this an excellent investment opportunity. Priced well below replacement cost.

3 BED, 2 BATH, 1 CAR, POOL

**2/42 Manooka Drive**

**\$375,000**

Two level unit with tiled living area and spacious kitchen downstairs; master bedroom with balcony upstairs. Ocean views across to Fraser Island. Swimming pool in this complex of only four units; single lock up garage with direct access to the unit.

3 BED, 2 BATH, 1 CAR, POOL

**1/27 Bombala Crescent**

**\$430,000**

Enjoy beautiful ocean views from this wonderfully presented property that boasts a huge deck and a fully fenced yard. Great location within walking distance to the shops. Immaculately maintained, this two storey unit is fully self-contained upstairs and downstairs making it perfect for an extended family.

3 BED, 2 BATH, 1 CAR GARAGE

**3/4 Prospect Place**

**\$330,000**

Great location within 5 minutes walk to the beach, shops, cafes, etc. Two storey unit in a complex of four with a private, fully fenced courtyard. Tiled living spaces, carpeted bedrooms, well presented with long term tenants in place. A great investment.

3 BED, 2 BATH, 1 CAR GARAGE

**40B Manooka Drive**

**\$675,000**

Excellent location within walking distance to the beach and shops (just up from the swimming pool and Sports Club). Guaranteed rental return if you wish—current owner will leaseback for \$300/week for 12—24 months—payment up front.

3 BED, 3 BATH, 3 CAR GARAGE, POOL

**Ocean Palms, 101 Cooloola Drive**

**From \$490,000**

Perched on the cliff near the Spectacular Carlo Sand blow on prestigious Cooloola Drive. 2 or 3 bedroom units emanating style throughout. Large, open plan living spaces, bedrooms and balcony, all take advantage of the spectacular north facing views to Fraser Island and the Sandy Straits.

2 OR 3 BED, 2 BATH, 1 CAR, POOL

**Rainbow Sea Resort, Ocean View Parade**

**From \$650,000**

Breathtaking ocean views from every apartment, sweeping balconies and fabulous entertaining areas. Internal lifts, onsite management, secure parking and a spectacular wet edge pool complete this luxurious complex.

3 BED, 2 BATH, 1 CAR, POOL

**3/46 Manooka Drive**

**\$250,000**

Perfect for the family with two bedrooms and two separate bathrooms and a lock up garage. The complex is situated on an elevated block which captures the sea breezes and vistas and is also only a short stroll to the shops and patrolled surf beach.

2 BED, 2 BATH, 1 CAR, POOL

**1/48 Manooka Drive**

**\$350,000+**

Part of a triplex and offering ocean views and breezes, well presented unit in a great area. Large enough for a family and also boasts a big backyard. Could be used as a holiday or permanent rental.

3 BED, 2 BATH, 1 CAR

**UNITS/APARTMENTS FOR SALE**

Contact: Office 07 5486 3411 \* Mobile 0411 093 389 \* email: rainbowbeach@ccrealty.tv

**Rainbow Beach Resort, Rainbow Shores Drive Baden Apartments**

400 metres walk to surf beach, 5 acres of tropical bush land. Modern, 3 storey complexes offer a choice of 1, 2 and 3 bedroom units, with the full use of Resort facilities including pools, tennis court, outdoor spa, BBQ areas and kid's playground. Easy access to Restaurant and Bar. Onsite Management . UP TO 3 BED, 2 BATH, 1 CAR, POOL



1 bed Unit 36 (gd flr)	\$147,500	2 bed Unit 89	\$190,000	2 bed Unit 44	\$199,000
1 bed Unit 38	\$149,500	2 bed Unit 69	\$220,000	2 bed Unit 51 (aircon)	\$265,000
1 bed Unit 40	\$150,000	2 bed Unit 54 (a/c,gd flr)	\$220,000	2 bed Unit 77	\$275,000
1 bed Unit 18 (gd flr)	\$150,000	2 bed Unit 30	\$238,000	2 bed Unit 74 (aircon/pay tv)	\$285,000
1 bed Unit 20	\$175,000	3 bed (loft) Unit 22	\$240,000		
2 bed Unit 7	\$180,000	2 bed Unit 50	\$240,000		
2 bed Unit 84	\$185,000	2 bed Unit 76 (a/c,gd flr)	\$240,000		

**Getaway Resort, 2-4 Double Island Drive**

Sought after holiday destination popular with families and couples alike. Featuring one and three bedroom units, resort facilities including pool and gym. Only a short walk to the beach, shops, cafes and clubs. Fully furnished and air-conditioned. Single lock-up garage. Holiday letting investment opportunity with good returns.



1 bed Unit 7	\$204,000	3 bed Unit 26	\$240,000
3 bed Unit 18	\$299,000	3 bed Unit 17	\$295,000

**Bluewater Lodges—Villa 18 Developer selling one only. From \$435K**

Situated less than 300 metres to the pristine surf beach, this private, luxury lodge feature contemporary design, open plan living and generous balconies. Professionally maintained by onsite managers, the complex boasts a 20 metre lap pool, professionally equipped/air conditioned gym, heated garden spa.

3 BED, 2 BATH, 1 CAR



**2/1 Rumbalara Avenue**

**\$275,000**

Solid brick residence would make a great investment or permanent home. Each of the bedrooms features built-ins and the open plan kitchen/living room overlooks established gardens. Across the road is native bush land and you can walk to everything.

3 BED, 1 BATH, 1 CAR



**2/10 Carlo Road**

**\$329,000**

Modern, stylish unit within a complex of only six—backing onto natural bush land, the complex also features an outdoor entertainment/BBQ area. The unit itself features: gourmet kitchen with stainless steel appliances, air conditioning, tiled throughout and open plan living.

2 BED, 2 BATH, 2 CAR GARAGE, POOL



**RAINBOW BEACH LAND FOR SALE**

17 Esprit Drive	708m2	\$250,000	19 Cooloola Drive	784m2	\$320,000
61 Double Island Drive	600m2	\$320,000	13 Naiad Court	703m2	\$420,000
7 Orania Court	826m2	\$395,000	53 Cooloola Drive	683m2	\$520,000
			43 Manooka Drive	1445m <sup>2</sup>	\$850,000

**HOUSES FOR SALE—FRASER ISLAND**



**House 7 Williams Ave FRASER ISLAND \$550,000**

Absolutely stunning properties within the popular Fraser Island Beach Houses Resort, literally 100 m from the surf. Offered for sale fully furnished and has an excellent income through holiday letting. Pure beachfront location, great deck to relax on overlooking manicured lawns. 350 metres from Eurong township.

3 BED, 2 BATH, 1 CAR



**Lot 103, Roper Street EURONG FRASER ISLAND \$750,000**

NAIETE – (Aboriginal: Place of Contentment). Gorgeous views, great location, 24 hour solar power with generator backup and two water pumps and tanks. Three level freehold property on 648m2. So close to the beach.

2 BED, 2 BATH, 2 CAR

**PROPERTIES FOR SALE—TIN CAN BAY, COOLOOLA COVE ETC Call Valerie Todd : 0419 202 867**



**52 Mariposa Place, Cooloola Cove \$325,000**

The rear garage has a double carport attached for a boat or van and there is a carport under the main roof of this very bright and spacious home which is still under KJ Homes Builders Guarantee.

2 BED, 1 BATH, 4 CAR



**15 Golden Hind Ave, Cooloola Cove \$225,000**

Enjoy this upgraded Shed while waiting to build your dream home on this beautifully landscaped corner block which is just eight minutes away from the top end of Tin Can Inlet. Value for money here, arrange your inspection—you won't be disappointed.

1 BED, 1 BATH, 4 CAR



**5/26 Esplanade, Tin Can Bay \$395,000**

The water views across a small park to the boats moored in Snapper Creek will give you hours of entertainment, as well as fresh seafood when the boats come in, or throw in a line whenever the mood takes you.

3 BED, 2 BATH, 2 CAR



**25 Creekside Esplanade, Cooloola Cove \$415,000**

This home truly has everything you could possibly want. Built as a display home just 10 years ago, and as you know the Builder is displaying his craft and expertise, so this home is well finished off and presented with extras like ducted air conditioning. Price includes white goods.

4 BED, 2 BATH, 3 CAR, POOL



**Unit 10/40 Esplanade, Tin Can Bay URGENT SALE \$200,000**

Water Magic. Situated in a managed complex of Holiday Units this fully furnished unit is just across the road from the magnificent waters of Tin Can Inlet. This is a popular rental for holiday makers wanting a water outlook and a wonderful getaway for you during the year. Dolphin Waters Holiday Apartments has a pool or walk across the road to swim in the warm Bay water and explore the foreshore.

2 BED, 1 BATH, 2 CAR, POOL



**112 Emperor Street, Tin Can Bay \$375,000**

Tastefully decorated, spacious and airy home will appeal to those wanting something a bit different. Cool tiling throughout the living rooms lead out to an attractive heated pool and spa area at the front of the home which is fully enclosed and private.

3 BED, 2 BATH, 2 CAR, POOL AND SPA



**61 Summer Way, Tin Can Bay**

**\$399,500**

Owners have bought elsewhere and are packing up to go, so this is your chance to get a bargain of a lifetime in this 'as new' home with beautiful pool and entertaining area overlooking peaceful bushland.

3 BED, 3 BATH, 3 CAR, POOL



**2 Sentinel Court, Cooloola Cove**

**\$325,000**

A huge 1433m2 of tropical wonderland surrounds this unusual home with timber floors, doors and fretwork giving it a special feeling of peace on entering the lovely reception area with rooms leading off to both sides.

3 BED, 1 BATH, 3 CAR



**8/20 Gympie Road, Tin Can Bay (Tuncunba) UNDER CONTRACT \$339,000**

With its location, open plan design, quality fixtures like modern bamboo flooring, ducted vacuum and air conditioning, the list goes on. Solarhart Hot Water, 3.6kw panels, bore water to outside taps, powered B & D garage door with access directly into your home.

2 BED, 2 BATH, 1 CAR, POOL



**13 Clyde Road, Wallu**

**\$485,000**

Motivated owner offers you the chance to enjoy this wonderful 7,753m2 of landscaped paradise. Air-conditioned open plan lounge, living and dining area off the large kitchen with high ceilings and polished timber flooring throughout.

3 BED, 1 BATH, 3 CAR



**1 Vanguard Court, Cooloola Cove**

**\$272,000**

Two good sized bedrooms with robes and the master with an air conditioner are divided by a bright bathroom. Nothing to spend on this well maintained home. What a bargain! Open plan living, large verandah, polished timber floors, great buying!

2 BED, 1 BATH, 2 CAR



**23 Bream Street, Tin Can Bay UNDER CONTRACT \$650,000**

Home and income or Investment. Mediterranean home includes two ground floor fully self contained holiday apartments which are currently operated as Seychelle Holiday Units just metres from the water in central Tin Can Bay.

5 BED, 4 BATH, 5 CAR



**112 Investigator Avenue, Tin Can Bay**

**\$400,000**

Beautiful built in cabinets in the entry hall and lounge adds a bit of class to this substantial 4 bedroom home with spacious living areas both inside and out. Ceiling fans, air conditioning and separate kitchen with an expansive outlook over the garden.

4 BED, 2 BATH, 4 CAR

**COOLOOLA COVE, TIN CAN BAY, POONA LAND FOR SALE**

4 Pimelia Close	Poona	1018m2	\$85,000	22 Outridge Avenue	Poona	797m2	\$110,000
11 Sugar Glider Cl	Poona	1200m2	\$80,000	2 Investigator Ave	CCove	2028m2	\$150,000
6 Krait Court	CCove	933m2	\$92,000	4 Investigator Ave	CCove	2028m2	\$150,000
115 Golden Hind Ave	CCove	1093m2	\$98,000	28 Santa Maria Ct	CCove	2072m2	\$175,000