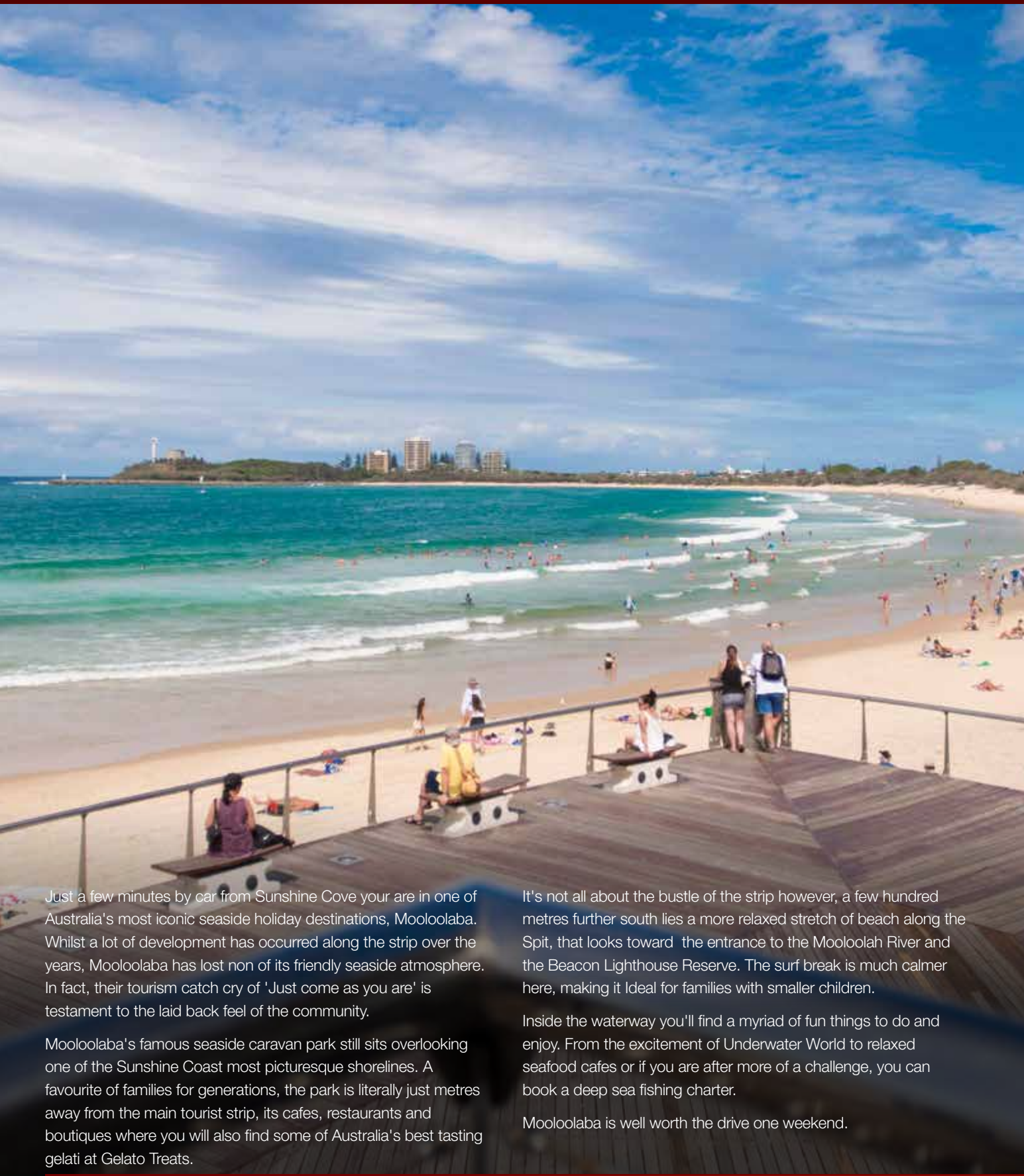


Mooloolaba. A lovely glimpse of the foreshore.



Just a few minutes by car from Sunshine Cove you are in one of Australia's most iconic seaside holiday destinations, Mooloolaba. Whilst a lot of development has occurred along the strip over the years, Mooloolaba has lost none of its friendly seaside atmosphere. In fact, their tourism catch cry of 'Just come as you are' is testament to the laid back feel of the community.

Mooloolaba's famous seaside caravan park still sits overlooking one of the Sunshine Coast most picturesque shorelines. A favourite of families for generations, the park is literally just metres away from the main tourist strip, its cafes, restaurants and boutiques where you will also find some of Australia's best tasting gelati at Gelato Treats.

It's not all about the bustle of the strip however, a few hundred metres further south lies a more relaxed stretch of beach along the Spit, that looks toward the entrance to the Mooloolah River and the Beacon Lighthouse Reserve. The surf break is much calmer here, making it ideal for families with smaller children.

Inside the waterway you'll find a myriad of fun things to do and enjoy. From the excitement of Underwater World to relaxed seafood cafes or if you are after more of a challenge, you can book a deep sea fishing charter.

Mooloolaba is well worth the drive one weekend.

HOUSE & LAND FOR SALE



44 Serenity Circuit
Sarina Precinct
\$750,000

4 2 2.5



With lake views on both levels, this home offers luxury waterfront living. Striking finishes add elegant features throughout.

- Water views a plenty from luxurious main bedroom with private balcony, beautifully appointed ensuite and large walk in robe
- Four generous sized bedrooms upstairs
- Gourmet kitchen featuring quartz stone bench-top, overhead cabinets, gas cook top, under bench oven, dishwasher and large pantry
- Split system air-conditioning with fans
- 2700mm ceilings on ground floor with elegant square set cornice throughout
- Bamboo flooring downstairs, luxury carpet upstairs, stylishly tiled bathrooms
- Fully fenced, landscaped
- Carefree freehold ownership.

Inspection of this prestige waterfront home is a must, call us today.

For further information contact:

Scott: 0402 079 271
scott@sunshinecoverealty.com

Penny: 0434 006 144
penny@sunshinecoverealty.com

Images are for illustrative purposes only. Sustainability Declaration available by contacting agent.



11 St Helena Street
Moreton Precinct
\$535,000

3 2 2.5



A great open floor plan, extends directly onto an outdoor patio. Perfect for entertaining family and friends.

- Main bedroom at rear comes complete with large walk in robe, en-suite and balcony
- Two more bedrooms upstairs each with fans and robes
- Smart, well designed bathroom configuration so every-one has their own space and privacy
- Centrally located kitchen complete with pantry, stone bench tops, 600mm gas cook top and under bench oven and stainless steel dishwasher. Plenty of cupboard and bench space
- Spacious open plan living downstairs combines wonderfully with additional lounge upstairs
- Impressive entry with void captures both light and breezes
- Maintenance free outdoor area, fully fenced with water tank
- Carefree freehold ownership.

To arrange a private inspection call us today.



Suncoast Spinners Tournament Support

This years tournament turned out to be the biggest and dare I say the best yet!

We had 20 teams competing, including one from New Caledonia and many more from interstate. This added up to 150 players and referees, from the real newbies right up to paralympians. As well we had coaches, managers, volunteers, family members and lots of spectators!

Time and again, we have been complimented on the friendly atmosphere that permeated the whole event. Of course, none of this would have been possible without the generosity of our sponsors, in particular one of our major supporters Sunshine Cove.

It is hard to put into words the value of such a weekend, which is so much more than just a series of basketball games. The testing of skills against better players, the trying out of new strategies, even just the thrill of participating in a tournament for the first time. All of these are important to the players, be they eight or 58.

The New Caledonian team also benefitted from some impromptu training sessions from Tom Kyle, coach of the Gliders (Australian Women's Paralympic Team). The Rumbling Thunder (8 - 12 year olds) had the opportunity to have Shaun Norris, a current paralympian, play with them on their team for one game. What an thrill and privilege for such young players!

Even those who don't play can benefit. A previous participant, unable to play now due to his deteriorating medical condition, volunteered to score and joined us for a fantastic weekend of

socialising with former team mates and adversaries. Family and friends also often get to see their players in competitive situations, showcasing talent and speed in a game that they had not previously seen live. The success of the tournament helps us to support all of our players regardless of their abilities.

So thank you for helping us make this event happen. We rely heavily on the support of our sponsors and Sunshine Cove, with their generous contribution, has helped us turn our plans into a reality. As you can see from the photos we have included, the smiles on the faces of the players, even when they were exhausted, told us we succeeded in our aim of introducing new players to the game while allowing experienced players to get ready for the coming year of play.

Once again, many thanks for your support.

Sharon Fulwood Tournament Coordinator
Glenys Blandford Tournament Assistant

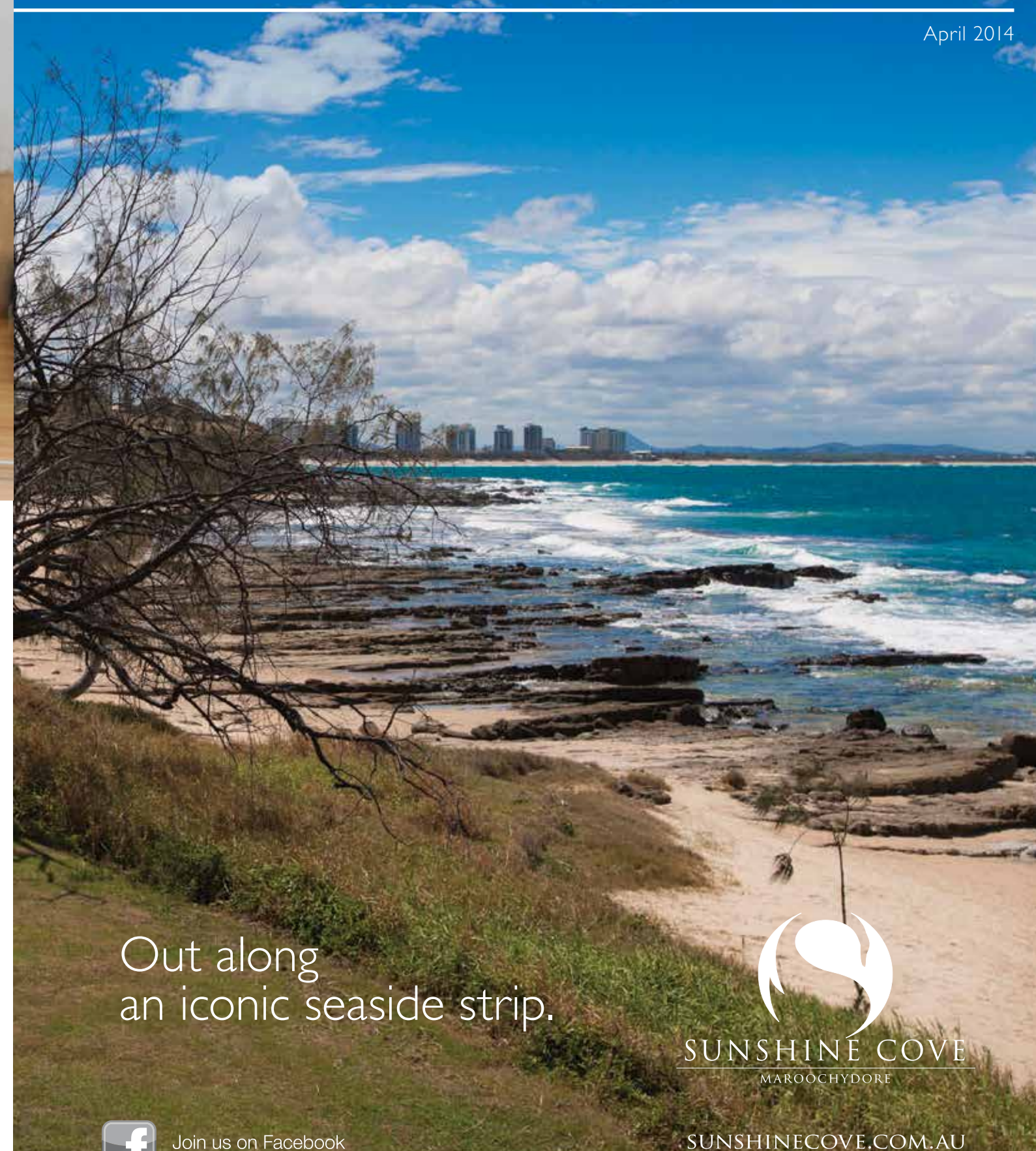
Interested in playing or supporting us in 2015? Join us on facebook.com/thespinner



SHINE

SUNSHINE COVE

April 2014



Out along
an iconic seaside strip.

Join us on Facebook



SUNSHINECOVE.COM.AU

With Savannah's runaway success,
our Trinity Precinct makes its debut.

It was only a few months ago that we were writing about the beginning
of the civil work on Savannah, just weeks ago we released titles!

In the first week of February we made quite a few of people very
happy when we were able to issue titles and finalise contracts on
the many blocks of land that have been sold within our Savannah
Precinct. In fact, to date 65 of the 80 total allotments within
Savannah have been sold. Quite a few to our impressive list of new
home builders looking to capitalise on Savannah's popularity. In fact,
by the time you read this edition of Shine, builders will be well into
construction of the first new homes.

Savannah's Esplanade is also now open to public access so you
can really see how this new aspect of Sunshine Cove's masterplan
combines with our existing boardwalks and parkways to create

a relaxing people friendly environment. Some of the designs and
plans we have seen for Savannah have really inspired us as to the
potential for homes to take full advantage of their lake outlook.

If you take a look at the precinct development plan for Trinity you will
see our really big news, the inclusion of a large community parkland.
Situating in the north west corner of Sunshine Cove's Peninsula,
the park will cover some 2 hectares and offer facilities such as an
adventure playground for the little ones and barbecue facilities for
the more mature of us living within Sunshine Cove.

The really great news is that the Trinity Precinct will also be offering
a lot more of the popular north facing, direct waterview allotments
within this release. So for those of you that missed out in Savannah,
now is your chance to secure your waterfront homesite in Trinity.

If by chance waterfront isn't your cup of tea, out of the 72 lots
available within the Trinity Precinct, we have three different freehold
allotment styles with pricing beginning at just \$172,000.

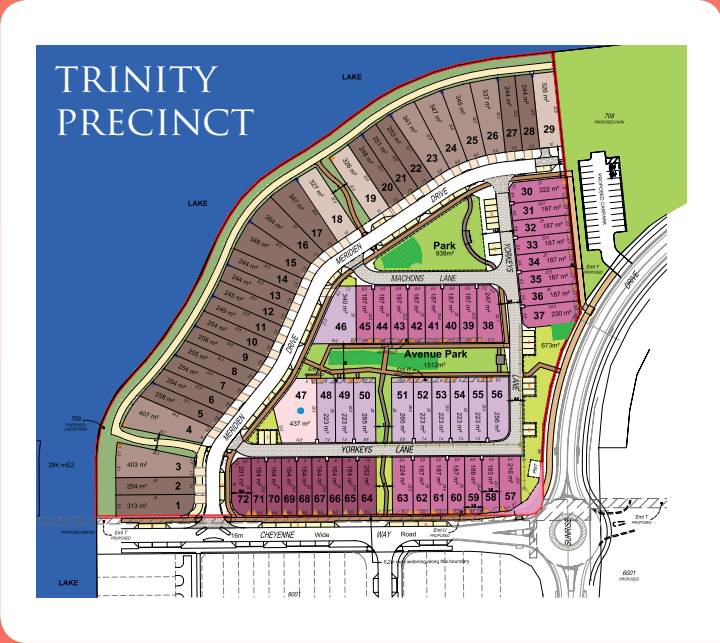
We are now selling off the plan, titles for these blocks are expected
before the end of the year allowing you plenty of time to secure your
preferred home site, to design and construct the Sunshine Cove
home of your dreams.

WE'D LOVE TO SHOW YOU
AROUND SUNSHINE COVE.
CALL US ON 1800 619 194

Our new Sales and Display Centre is at 4 Serenity Circuit,
Sunshine Cove and open 6 days a week.

Email: info@sunshinecove.com.au
Web: sunshinecove.com.au
Mail: PO Box 1408 Maroochydore Qld 4558

Felix Hill Pty Ltd as Trustee for The Sunshine Unit Trust Trading as Chardan Development
Group. All images and illustrations are subject to change pending final approval.



Entries Open for the 33rd Immanuel Arts Festival

Hosted by Immanuel Lutheran College, the festival will open to the public from 22-25 May and is a great opportunity for local artists to showcase their talent and increase their business and personal profile. The festival continues to be the largest community event of its kind on the Sunshine Coast.

This year's feature artists include: Rayma Eveson (Artist in Focus) who specialises in pastel work. Mervyn Jefferson (Artist in Residence) who specialises in painting and pottery. Robin Woodrow (Artist in Residence) who specialises in recycled art. Sally Chandler (Artist in Residence) who specialises in painting and drawing

"Last year, over 2000 visitors enjoyed the festival and over \$22,000 worth of artwork was sold," said festival convenor Mrs Sonia

Parker. "Artists can enter work in a range of categories including, painting, drawing, print, sculpture, photography, wearable and creative arts. This year, we're also opening the student categories to any student from Prep to Year 12 as we'd like to support and showcase student artists from across the Sunshine Coast," she said.

The 2014 Immanuel Arts Festival is proudly sponsored by the Sunshine Coast Daily, Mix FM, Sunshine Cove Maroochydore, The Inkspot, Millroy Jewellers, Wearco Clothing Company and Immanuel Lutheran College P&F Association.

More info available at:
www.immanuelartsfestival.com.au



Our 'postcard picture' for this issue of Shine has to be a snap recently taken of our newly arrived family of swans. Being natives of the area these two obviously spotted a good thing when it came along. And moved right in. Beautiful lake, lush reeds and fish aplenty, bush reserves and plenty of welcoming waves from their admiring fans walking along the boardwalk.

For sale, two north facing luxury waterfront
homes. Life at its very... very best.



These architecturally designed homes of exacting style and
quality have set a new benchmark for Sunshine Cove.

With unhindered views over timber boardwalks and across the lake,
each home offers a truly enviable address within the bustling heart of
Maroochydore.

Builders, Ryan Designer Homes were recognised for their efforts with a
major Master Builders Awards in 2013 for the design and construction of
these homes at 34 & 36 Sunrise Drive, Sunshine Cove.

Designed by renowned architect Frank Raadshelders both homes
reflect the coastal lifestyle by capturing the flow of cross breezes and
the northerly sun and light. Boasting all the luxuries and finishes usually
reserved for high end penthouse living, both homes hold one firm
advantage, they are freehold properties and as such there are no Body
Corporate or fees.

Designed specifically for a relaxed urban lifestyle, each home features
four bedrooms plus a study, dual living areas along with wonderful, north
facing waterfront entertaining areas and individual swimming pools
right in the heart of Maroochydore.

Both homes are now available for sale by private negotiation.

A private viewing can be arranged by contacting
Scott Service on 0402 079 271

- North facing to water, each home offers two very different living options
- Four bedrooms with one bedroom and ensuite downstairs and a further three bedrooms upstairs
- Impressive, fully appointed and well designed gourmet kitchen
- Two separate living areas
- Ducted air conditioning throughout
- Beautiful salt water pool with timber deck, glass pool fence and landscaped gardens
- Direct access to timber boardwalk
- Carefree freehold ownership