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You're invited!

Pacific Property Developers welcomes you to visit its brand new onsite Sales Office to explore all the current land & building options available at Pacific Parks Estate.

Whether you're considering building your new family home or securing your next investment property, this is a great opportunity for you to find out more about living & investing at the most popular address in Sarina!

Pacific Property Developers Director, Paul Dingle said the opening of the Sales Office is an important milestone for the development.

"The Sales Office is the best way for people to see the vision we have for this expanding residential community. It will also give them the opportunity to sit down & discuss their new house and land requirements with our Sales Manager."

Feel free to drop in & pick up an information pack. There's also a children's play area to keep the little ones entertained. Office hours are Tuesday to Saturday from 11.30am – 4.30pm or by appointment.

The year ahead...

2010 promises to be the busiest year yet for Pacific Parks Estate with construction now underway on its brand new land release.

Stage 3 offers large elevated blocks, quiet cul-de-sacs & beautiful landscaped parklands. All lots range in size from a generous 750 m2 – 1200m2.

This land release follows on from the successful Stage 1 & Stage 2 releases, which have sold out, with already 56 homes completed or under construction. Land in Stage 3 will be ready to build on from August to September this year & is now available for sale.

However, if you are ready to build now, check out 3 brand new house & land package options (www.pacificparks.com.au/builders.php).

Another exciting project will be underway in the coming months with the development of the estate's parks & entry statements in Stages 1, 2 & 3.

Pacific Property Developers Director, Paul Dingle said that significant investment into quality outdoor spaces will further add to the appeal of Pacific Parks Estate.



"The development of our parks is one of estate's main priorities as it really sums up what Pacific Parks Estate is all about. Our plans for this year include extensive landscaping of our parklands & entry statements, providing walkways and bike paths throughout and high quality playground equipment to add to the appeal of the estate."

Sarina's expanding potential

Sarina's strong economic growth is enhanced by its close proximity to the Bowen Basin, Hay Point & to Paget - the industrial hub of Central Queensland.

Future growth for Sarina is well placed, with continuous expansion of major existing infrastructure & plans for significant new infrastructure underway, including:

- Queensland Rail's \$450 million upgrade of its Jilalan Rail Yard, located approx. 10km south of Sarina; to support the growing demand for coal transportation to the ports of Hay Point & Dalrymple Bay;
- CSR Sarina Distillery's increase in fuel grade ethonol production from 38 million litres to 60 million litres per year. The Sarina Distillery is currently the second largest producer of fuel grade ethonol in Australia;
- \$4 billion plans to increase the capacity of Dalrymple Bay Coal Terminal from 85 million tonnes to 153 million tonnes per annum;
- A 7 year staged plan has been announced for the BMA owned Hay Point Coal Terminal to increase its tonnage capacity from 44 million tonnes to 75 million tonnes per annum;
- North Queensland Ports Corporation (NQPC) has recently released plans for construction of an additional coal port facility at Dudgeon Point adjacent to the Port of Hay Point. The Dudgeon Point coal port will have a potential exporting capacity of 120 million tonnes per year. The Port of Hay Point is located 15 minutes north of Sarina – it is the world's largest coal exporting facility;
- 33 new mines opening in the nearby Bowen Basin in addition to the current 32 mines;
- The expanding industrial & employment hub of the Bowen Basin, Paget, is just 20 minutes north of Sarina;



Hay Point Coal Terminal

- In 2011 Sunwater will be commencing construction of a 56,000 megalitre dam on the Connors River, 75km south of Sarina, to fuel the water requirements of coal mines in the region.

To accommodate the predicted strong population influx, Pacific Property Developer's Director Paul Dingle said the Mackay Regional Council has identified Sarina as a key provider of new housing for the region primarily due to its existing facilities & ability to support the needs of a growing community.

"Mackay Regional Council consistently demonstrates support for residential development in Sarina" Mr Dingle said.

Sarina is well provisioned with its own hospital, schools, child care, aged care, health care, emergency services, police station, major shopping centres, financial & legal services, sport & recreational activities, natural assets, tourist attractions and community resources including its library.

To read more on what's been happening in and around the Sarina region, go to the news section on the Pacific Parks Estate website: www.pacificparks.com.au/news.php

For more information about Stage 3 or our ready to build house & land packages visit www.pacificparks.com.au or the onsite Sales Office, Beach Rd, Sarina or call the Sales Manager, Danielle Law today on 0410 634 884.

Welcome!

Pacific Parks Estate would like to welcome all residents who've moved into their brand new homes after purchasing in the estate's first land release. Several homeowners who are now enjoying living in the estate are:

Peter & Trina Insch



Peter, Trina, Joelle & Damon Insch

Peter & Trina Insch, along with their 2 children Joelle & Damon, have recently moved into their 4 bedroom home constructed by Troy Brownsey.

Peter & Trina chose to move to Pacific Parks Estate to be closer to Peter's work at Dalrymple Bay Coal Terminal & for the community style living.

"We are really enjoying living at Pacific Parks Estate as it's a refreshing change from living in Brisbane for the past 10 years." Trina said. "The local beach is a favourite with the kids & we are surprised at how many family friendly places there are to take the kids out to dinner. We are happy with our decision to move here to Sarina as we believe Sarina has a bright future."

Peter & Leah Murphy



Peter, Leah & Holly Murphy

Peter & Leah Murphy worked with Rebetzke Homes to complete a 4 bedroom house design which incorporated their plans of a pool & pavilion off the living area.

Peter said they chose to build their new home in Pacific Parks, to be closer to their work at Qld Rail's Jilalan Yard & because of what was being offered in the new community. "We felt that Pacific Parks was offering a new living environment for Sarina with all the parks & playgrounds. Plus, we're now only 10mins from our work."

Drew & Lyndia Wombold



Drew, Lyndia & Blaine Wombold

Pacific Parks Estate's first residents, Drew & Lyndia Wombold built a 5 bedroom home with Reef Properties.

Lyndia said they chose to build at Pacific Parks because of the relaxed lifestyle Sarina has to offer.

"We like the convenience of the area. We are in town, close to the shops etc, but we still have peace & quiet. With Drew working in the mines its only a 2 hr drive for him to Dysart & a 15 min drive to my work at Paget."

Sarina's FIRST Master-Planned Residential Community



A home, an investment, a lifestyle, a future...