

From the Principal
Leanne Cowley



May The Odds
Be In Your Favour

TUESDAY 4TH NOVEMBER 2025



MONTH IN REVIEW PROPERTY MARKET

Fraser Coast Hervey Bay continues to attract buyers seeking coastal living at relatively affordable prices. Its relaxed lifestyle, coastal amenities and value compared to markets like the Sunshine Coast remain strong incentives. A potent mix of lifestyle appeal, tight supply, strong capital and rental dynamics, and a robust development infrastructure pipeline currently buoys Hervey Bay's vacant land market. Growth corridors like Dundowran–Nikenbah, Craignish–Dundowran Beach, Wondunna and Booral offer ample supply, while new sub-markets like the over 50s villages are unlocking fresh demand. Burrum Heads also provides a strong volume of supply for those seeking smaller community coastal living. Price points reflect strong value and investor confidence, all underpinned by ongoing construction activity which both meets and stimulates market demand. Low housing and land listings are underpinning the market with upward pressure on prices. Listings remain constrained despite robust buyer activity. Off-the-plan contracts negotiated in late 2024 to early 2025 are realising capital growth in the range of five to 15 per cent. Medium to long term, these conditions appear stable barring major external shocks and provided the region maintains agile planning, release strategies and affordability.

Courtesy: Herron Todd White
Doug Chandler Director

Market data for Hervey Bay

Median sale price and asking rent

For the last 3 months

 HOUSES	\$750k \$630 p/w
 UNITS	\$585k \$500 p/w

Our Commitment

RealWay Property Consultants Hervey Bay are committed to providing the best Property Management service available in the industry. We have dedicated specialist Property Managers who have a professional reputation for:

- Achieving results
- Consistency
- Follow-up
- Innovation
- Knowledge
- Dependability
- Experience
- Teamwork

RealWay Property Consultants Hervey Bay will continue to pursue excellence in our business to the benefit of our clients

Contact: Leanne & Natalie

07 4128 4255



**REMEMBER
TO REMEMBER**
1 MIN • 11 AM • 11 NOV



NOVEMBER 2025

SMOKY CHEESE & PUMPKIN MINI QUICHESIngredients

- 3 sheets puff pastry
- 3 bacon rashers—finely chopped
- 1 brown onion—finely chopped
- 2/3 cup pumpkin mashed
- 1 cup smoked cheese
- 1 egg lightly beaten
- 1/4 cup milk
- 1 pinch nutmeg

Instructions

1. Cut pastry into 7cm circles with a fluted cutter and press into patty pans.
2. Cook bacon and onion in a frypan until bacon is crisp. Drain the remaining oil.
3. Stir bacon mixture into the combined pumpkin, cheese, egg, milk, and nutmeg. Spoon into pastry cases.
4. Bake at 200°c for 15 minutes, reduce the heat to 180°c, bake for a further 10 minutes or until golden brown.
5. Serve hot or cold.



Introducing

Natalie Bratt

Property Manager

P: 07 4128 4255

nataliebratt@realwayherveybay.com.au

Originally from the Gold Coast, Natalie is our newest Property Manager to join the Realway Team. Natalie recently made a sea change from the Law Sector which equipped her with a diverse skill set & a deep understanding of client relations, problem-solving & financial management.

Natalie is very professional with excellent communication, a very strong work ethic & is looking forward to building strong relationships with our clients.

Her enthusiasm for Property Management, shows through in her organisational skills & friendly pro active nature.

Natalie is committed to providing the highest level of service and looks forward to contributing to the continued success of the team.

**Jetstar****EXTRA QANTAS & JETSTAR FLIGHTS TAKE OFF**

Fraser Coast residents are reminded that extra Qantas and Jetstar flights have now commenced, making it easier for residents and visitors to connect with both domestic and international markets via Brisbane. Fraser Coast Mayor George Seymour said the additional services between Hervey Bay, Brisbane, Melbourne and Sydney would make travel to and from the region easier than ever as people start planning their Christmas holidays. "From this week, Qantas will reinstate early morning and evening flights between Hervey Bay and Brisbane, while Jetstar will increase the number of flights connecting Hervey Bay with Melbourne and Sydney. It's fantastic for our region as these services not only increase connectivity but offer greater convenience for business travellers who need same-day return trips to Brisbane. I encourage everyone to support these improved services – It's a boost for tourism, business and the local economy, and a clear sign of growing confidence in the Fraser Coast". The Qantas flights will depart Brisbane for Hervey Bay at 6.10pm on Wednesday, Thursday and Friday, with return services, at 6.30am every Thursday, Friday and Saturday. The trial will run through to the end of March 2026. Cr Seymour said the return of early morning and evening flights between Hervey Bay and Brisbane will make it easier for local and visitors to travel, do business and experience everything the idyllic Fraser Coast has to offer. "Jetstar's increased capacity also starts this week, marking 16 months since its Hervey Bay – Melbourne route first launched and bringing more than 67,000 visitors to our region during that time," he said. "From this week, flights to Melbourne will increase from three to four return services a week, and flights to Sydney will rise to daily services from December." The extra flights will add more than 38,000 low-fare seats each year, making it easier than ever for people to experience the stunning Fraser Coast". Council and Fraser Coast Tourism and Events will continue to work closely with both Jetstar and Qantas to grow air connectivity and support tourism and business opportunities across the region. *Courtesy Hervey Bay Advertiser*

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