

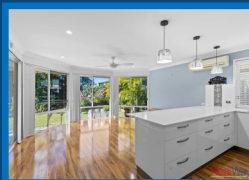


Our Dunga Derby team this year "TEAM REALWAY" Car #38 consists of myself Blaine & Monique. We look forward to participating this year and raising loads of money for a cause we believe in. We also expect there will be lots of laughs and good times on our journey.



HOT PROPERTY

43 IBIS BLVD ELI WATERS



MOVE IN READY!

\$799,000



Recipe thanks to Australian Macadamias

Macadamia Nut Crusted Fish Serves 4

INGREDIENTS

- 1 cup macadamia pieces
- 1 tbsp plain flour
- ¼ cup parsley leaves
- 1 egg, lightly whisked
- 4 fish fillets (180g each)
- 1–2 tbsp macadamia oil

Lemon Butter Sauce

- 40g butter
- 2 tbsp lemon juice

METHOD

1. Process macadamias, flour, parsley, salt and pepper until coarse.
2. Place crumbs in a shallow bowl.
3. Put whisked egg in a second bowl.
4. Coat fish in egg, then crumbs.
5. Rest 15 minutes.
6. Heat oil over medium-high heat.
7. Cook fish 3–4 mins per side.
8. Melt butter, add lemon juice and season.
9. Pour over fish and serve.

Serving Suggestion

Serve with herb salad, sliced fennel, capers and lemon wedges.

Enjoy!

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HERVEY BAY MARKET UPDATE REPORT

At a lazy \$1 million price point, buyers in Hervey Bay move past the city's median house price of roughly \$750,000 to \$760,000, opening the door to premium lifestyle properties, beachfront locations or high yielding investments. You can secure a modern, executive four- to five-bedroom home with extensive ancillary improvements like shed and pool on a 700 square metre or larger block in most of the urban locations of Hervey Bay. In prestige acreage locations such as Dundowran Beach and Craginsh, this price point is generally the starting point for most properties on 2000 square metres or larger. There are few units reaching this price point however those that do generally have oceanfront, Esplanade or Marina locations, three or more bedrooms, panoramic views and extensive common area improvements. Buyers selling high value assets in Sydney, Melbourne or the Sunshine Coast are the primary drivers around this price point as they view Hervey Bay as value for money and often pay cash. Additionally, the significant investment in medical infrastructure in Hervey Bay is attracting health professionals seeking executive homes close to this precinct. Given the current median price point, an investor could utilise \$1 million for comfortable deposits on multiple detached dwellings or units across many locations and may achieve gross yields in the 4.5 to six per cent range. At the time of writing, market confidence is volatile due to budget announcements and the potential impact of the proposed policies on future growth prospects. Enquiries and listings are easing; however prices are still pushing the upper limits with some sales setting new higher price points. To conclude, the short to medium term outlook for Hervey Bay's \$1 million price sector points towards steady and sustainable rather than dramatic price growth.

Doug Chandler Director, Residential

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FEATURED ARTISTS 3PM-6PM & 7PM-10PM FRI/SAT

SUNDAY POETS BREKKY 9AM-10AM

WALK-UPS 10AM-12PM

WALK-UPS 1PM-3PM

RAFFLES 3PM

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