



# THE PELICAN'S VIEW

News and Views from Pelican Waters

## Easter is in the air!

Greetings everyone, it's The Pelican here and it's great to be back with the big scoops on what's been happening in this magic part of the world.

Easter is in the air which is such wonderful time for the community – crisp clear days are perfect for enjoying our numerous parks and world class waterways, the fish are biting and there are a number egg-cellent activities organised about town that will be well worth a sticky beak.

The view from my lamp post has been breathtaking as work powers ahead on the entrance to the new town centre and marina development at the southern end of the estate.

Meanwhile, builders have been busy little woodpeckers bringing a huge range of quality homes to life in the exciting Waterside precinct, one of the most successful land releases in Pelican Waters' history.

Since it was first hatched in 2015, around 150 home sites have sold with 60% already built on.

The newest offering of 20 homes sites in a prime position less than 100m from the future town centre retail development and marina were swooped on quickly when launched in late February with only a handful now remaining.

One can sense a slight change in the wind at Pelican Waters with more people flocking to the community for turn-key product and there is currently a large variety available to suit all tastes and budgets. A little birdie tells me that presently there are around 10 brand new homes for sale with a further 65 to come on line within the next 12 months offering something for everybody.

Approximately 20 builders are active in the Waterside precinct, producing a wide selection of housing types from compact three-bedroom homes on 300sqm lots up to expansive four and five bedroom large family homes.

Optimism is soaring on the southern end of the Sunshine Coast where an uplift in employment opportunities is partly responsible for the increased demand in both land and new property with Pelican Waters lifestyle living options providing a safe and family friendly place to make a nest.

Where else would you rather raise your little chickadees? Families making the migration to Pelican Waters are blown away by the friendly atmosphere and incredible lifestyle advantages, where kids can ride their bikes to school, go fishing in the afternoon and play games in the local parks.



# THE PELICAN'S VIEW

News and Views from Pelican Waters

It ticks all the important boxes such as proximity to private and public schools, shopping centre, new Puma service station, health centres, great parks and bikeways, access to waterways connected to the Pumicestone Passage and all only a stone's throw from the beach.

A new child care centre and health hub at the gateway to the emerging town centre and marina development will commence construction soon, spearheading an exciting wave of residential, commercial and leisure development for the precinct.

If you're thinking about building at Pelican Waters and you're looking to get your ducks in a row, the Display Village is a great place to start. Easter is the perfect time to feather your nest with the latest trends in building and interior design, and talk turkey with the friendly and knowledgeable sales staff.

Located on Marmont Street in the estate's popular Northern precinct, the village provides an exciting destination for prospective buyers where they can experience some of Queensland's most contemporary housing designs from builders including Dwyer Quality Homes, Morcraft Homes, GJ Gardiner, Stylemaster Homes, Planet Homes, Coral Homes and Platinum Homes.

My people on the ground tell me that customers are displaying a huge appetite for quality dwellings and surrounds which connected them to the coastal lifestyle, and the Display Village is the perfect showcase of the newest cutting-edge designs.

Happy Easter everybody. Squawk with you again soon.

*PS (Pelican Script): Did you know my good mate and friendly neighbour here at Pelican Waters, the Osprey, is a very clever bird. Ospreys almost always carry fish parallel to their bodies to improve aerodynamics and in-flight handling. They hardly ever drop them either, which is a shame.*