



Thinking of selling? List in the spring or early summer.



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Welcome to Spring!

After an unusually busy winter season in the local property market, buyer confidence has well and truly returned, and since winter last year we have seen an increase in local property values by up to 20%.

The Reserve Bank has also kept rates on hold at 2.5% for the thirteenth consecutive month leading into spring, making it the longest period without a rate movement since 2006.

This is good news for the Australian property market as we enter into the traditionally busy spring selling season.

In this edition:

- Southern Gold Coast News
- Helpful Property Links
- Local Development Projects
- 1950's + 1960's aerials of Coolangatta
- The Strand Update
- Video footage of Rainbow Bay + Coolangatta
- Weekend habits of successful people
- Quick fixes to make around the home
- Feature Property
- Market Review

Enjoy!

Sophie

Local News

- [4.2 million prize home in Rainbow](#)
- [Coastal homes to rise](#)
- [\\$55m QLD Velodrome contract awarded](#)
- [GC site sells to Sunland](#)
- [GC beach protection work begins](#)
- [Ray White partners Chinese property portal](#)
- [Woolworths open at The Strand](#)

Property

- [12 Things you should know about Australia's Economy](#)
- [Eight free online resources for property investors](#)
- [5 things not to forget at open homes](#)

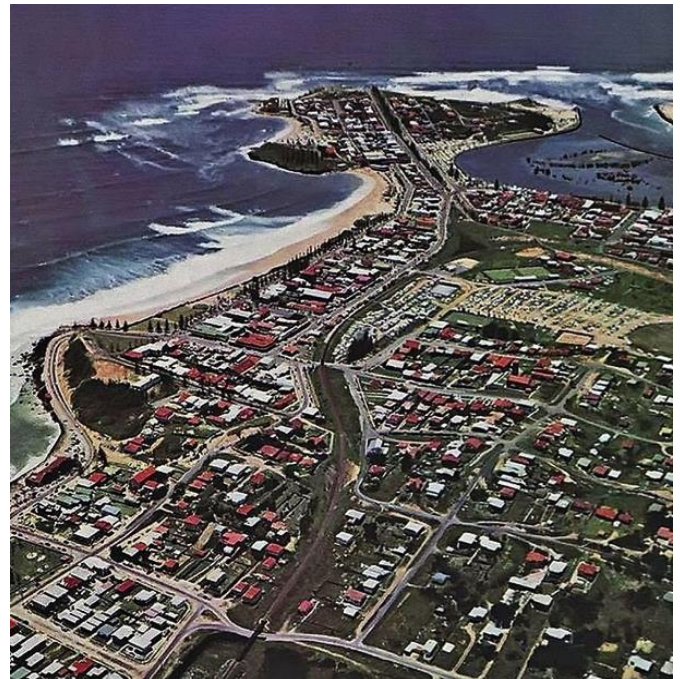
Projects

- [Sanbano \(Coolangatta\)](#)
- [The Garland Project \(Rainbow Bay\)](#)
- [Pure \(Kirra\)](#)

Memory Lane... Coolangatta in the 50's 60's & 80's



1960's Aerial of Marine Parade, Coolangatta



Aerial of Coolangatta / Rainbow Bay in the 1950's



While digging through dads archived files last week I found these sales brochures of Columbia Apartments from the 1980's

Videos

The Strand



The \$60 million redevelopment of Showcase on the Beach at Coolangatta is well underway with the new look The Strand on track to open in November 2014.

The new centre will feature a dining precinct on Level 1 with beach views, a full-size Woolworths Supermarket (open from August 26th), and a small shops precinct with a unique range of specialty stores.

The renovations will position The Strand at Coolangatta to be the heart of the town for dining, leisure, shopping and entertainment.

Rainbow Bay & Coolangatta



Ray White Update

12 weekend habits of highly successful people



1. Get up early
2. Have a plan
3. Don't multitask
4. Stay active
5. Prioritize what's important
6. Make time for hobbies
7. Practice stillness
8. Embrace JOMO (joy of missing out)
9. Take time to reflect
10. Give back
11. Get ready for the rest of the week
12. Keep up the momentum

Read the full article here :

<http://www.lifehack.org/articles/productivity/12-weekend-habits-highly-successful-people.html>

Feature Property

Quick fixes to make around The home



Stuck Sliding Windows

Grease the skids using a little silicone spray lubricant. Spray it onto a rag, then wipe along the tracks.

Hard-To-Remove Lightbulb

Press the centre of a 30cm strip of duct tape onto the middle of the bulb. Fold each loose end in half so it sticks onto itself. Give it an anti-clockwise twist to loosen the bulb.

Slamming Door

Soften the slam of a door by fixing a few pieces of peel-and-stick foam weather stripping around the doorstep. Or get a wide rubber band and wrap it around the doorknobs on both sides, stretching it across the edge of the door.

Flattened Down Cushions

Put them outside in the sun for a few hours, flipping them halfway through. (Be careful leaving them out too long as it may fade the fabric.) The sun

Executive Rainforest Apartments | 4/61 Garrick Street, Coolangatta



Abundant in space and light, this fabulous second storey oceanside apartment offers a lifestyle opportunity like no other. Finished to the highest detail and specification, this immaculate apartment was built by a local builder specialising in luxury apartments. Sprawling over 176 square metres (the average size of a three bedroom unit), this apartment was designed with lifestyle & privacy in mind. [Read more...](#)

Previous Sales



4 3 2 > Details

9/11 Eden Ave
Rainbow Bay, QLD



3 2 1 > Details

6/42 Boundary St ...
Tweed Heads, NSW



6 3 2 > Details

31 The Quarterdeck
Tweed Heads, NSW



3 2 1 > Details

23 Queen St
Fingal Head, NSW



2 2 1 > Details

903/255 Boundary...
Rainbow Bay, QLD



3 2 2 > Details

2202/53 Bay St (Seascope)
Tweed Heads, NSW



2 2 1 > Details

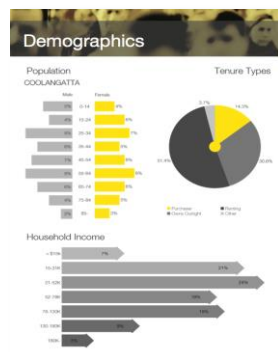
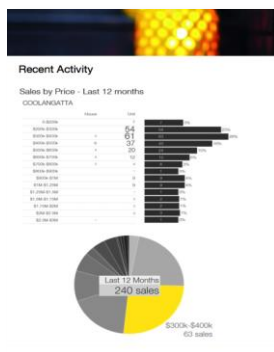
36/180 Marine...
Rainbow Bay, QLD



1 1 1 > Details

16/3 Ward St
Rainbow Bay, QLD

Market Review – Bilinga to Rainbow Bay



Want to find out more about your area? Contact me at sophie.carter@raywhite.com to request a Market Review and Area Profile

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Stay Connected :



Happy Fathers Day



A very Happy Fathers Day to all the Dads out there & a special one to my dad Richard Carter... who apart from my mum - is a sure bet to read to the end of this newsletter ☺