

Fact sheet

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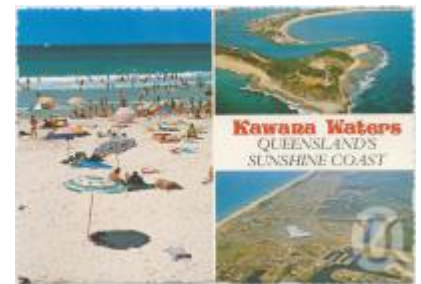
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KAWANA FACTS AND FIGURES

HISTORY

- The early stages of Kawana Waters date back to 1960 when the first developer, Alfred Grant, released blocks of land at Buddina Beach and Point Cartwright priced from £975
- The original development area encompassed some 1,600 hectares of land featuring around 8.2 kilometres of ocean frontage from Point Cartwright to Wurtulla
- The area was named Kawana after an aboriginal name for wild flowers, which were a predominant feature of the region
- The Kawana population was still less than 100 people by the mid-1960s but many more people began arriving. By 2001, the population had reached 17,000 and now forecasters predict a population of around 40,000 by 2015
- As development gained momentum, new services and land uses were required. The Nicklin Way opened in 1967 and was later followed by the creation of canals, lakes and commercial sites
- Kawana is one of the first masterplanned communities in Queensland and is subject to a unique Master Planning process
- In recent years, Stockland has taken on the role of master developer for Kawana, creating several new communities including Kawana Island, Lake Kawana, Kawana Forest and the Island Point Villas



BIRTINYA

- The new Birtinya community is located on the shores of Lake Kawana and offers one of the Sunshine Coast's last genuine island-style living opportunities
- Once completed, the community will eventually feature around 800 residential lots and 1500 apartments
- The Birtinya Living Display Centre is located right next door to the sales and information office on Regatta Boulevard and showcases 24 homes from 17 builders, including several new efficient home designs for blocks under 400 square metres



BUSINESS

- Existing and planned business areas within 10 minutes of Birtinya include:
 - Sunshine Coast University Hospital
 - Kawana Business Village
 - Kawana Shopping World
 - Kawana Industrial Park
 - Kawana Homemaker Centre
 - Nicklin Way retail
 - Future Kawana Town Centre
 - Future Birtinya Medical Precinct
 - Future Kawana Transit Precinct
- Approximately \$50 million is to be invested by Stockland in future infrastructure works (roads, parks, services, etc) to service the Sunshine Coast University Hospital
- A number of national and international businesses are already established in the Sunshine Coast's newest business hub including; Stockland, Youi Insurance, Poole Group Accountancy, Schultz Toomey O'Brien Lawyers and many other medical, engineering and consultancy firms
- Travelling to Brisbane for business is easy via Kawana Way with no traffic lights until Beams Road at Carseldine



COMMUNITY

- A host of community facilities and services are located within 10 minutes of Birtinya, including:
 - Lake Kawana and Currimundi Creek & Lake
 - International rowing facilities on Lake Kawana
 - Stockland Park and local sporting and aquatic clubs
 - Kawana Surf Club and future Bokarina Surf Club
 - Kawana Community Centre
 - Kawana State College
 - Pacific Lutheran College
 - National parks and conservation zones west of Birtinya
 - Extensive hike and bike trails linking to Kawana Forest, Creekside and existing Kawana region
 - Award winning existing and future parks
 - Pristine Bokarina and Wurtulla beaches
 - Future Bokarina Beach tourist precinct and community facilities
 - Kawana Farmers Markets



TRANSPORT

- The State Government has a planned rail and road corridor known as the Multi Modal Transport corridor (timing of delivery of arterial road and rail is unknown at this time)
- The State Government has a planned bus route (Coast Connect) with stops servicing Bokarina Beach, Birtinya, Sunshine Coast University Hospital, Kawana Town Centre/Transit Precinct

THE FUTURE

- Stockland is now consulting key community stakeholders to determine the final vision for the remaining 100 plus hectares of land, encompassing the new Birtinya residential community, the proposed Kawana Town Centre and the Bokarina Beach residential and tourism hub
- It is estimated that the development of Kawana's new community will provide more than 10,000 jobs during construction and following completion of the community