

Surge Ahead

By Jeff Sommerfeld

Interest swells in **Agnes Water**, writes Property editor Jeff Sommerfeld

It was only a few short years ago that the main road between the central Queensland towns of **Agnes Water** and **1770** was a dirt track.

The region was a mecca for four-wheel drive enthusiasts, fishermen and campers who wanted an idyllic location far removed from all but the basic trappings of civilisation.

After a hard day's recreation, visitors would congregate in **1770's** only bar, which also doubled as the general store, to pass the time away.

Those days as a hidden treasure are no more, with the region's popularity recently attracting a wave of developers who have transformed it into a prestigious destination.

The roads are all sealed now and a number of major developments are either under way or proposed.

Earlier this month, former Olympian and ironman champion, and now developer, Grant Kenny, started construction in the area of his 70-apartment development Pavillions on **1770**.

Grant's CKG Properties group has pre-sold all but eight apartments in the \$52 million project.

Although the natural environment attracts people to the region, it is the standard of future development that is encouraging them to buy, he says.

The former caravan park at **Agnes Water** is one of the landmarks set to make way for a new development - Sansara.

The site has been acquired by Sydney-based developer, Mijo Developments, which is developing three major projects in the area.

Sansara, the first project, scheduled for construction early next year, is a 117-apartment luxury resort. Mijo director Michael Robson says the \$300 million project will feature villas and apartments priced from \$1 million to \$5.5 million, with every unit designed to have an ocean view.

South of **Agnes Water**, Michael Baevski, one of the heirs to the Myer retailing empire, is developing the environmentally sensitive Sunrise at 1770 estate.

The 172-lot Sunrise at **1770** is being developed on a 640ha site, the majority of which is being retained as national park.

Also to be released to the market is Riva by Melbourne developer Bruce Whitehead which will include eight luxury apartments and four penthouses designed by architect Simon Hughes.