

RSL ART UNION – DRAW NO 253

RSL ART UNION
LEVEL 3, 67 ASTOR TERRACE
SPRING HILL QLD 4006.

Phone: (07) 3839 8399 Fax: (07) 3839 3339



MEDIA RELEASE

FOR IMMEDIATE RELEASE – TUESDAY JANUARY 15 2008

RSL Art Union Releases Ultimate Package

One lucky punter will win a complete lifestyle package when the next RSL Art Union's never before offered combination of prizes, including a house, unit and two cars, is drawn 5 March 2008.

The unique prize package offering a complete luxury lifestyle and an enviable investment portfolio, includes a water front house, a luxury unit and two Audi cars.

Released to the public tomorrow, RSL Art Union General Manger George Mialkowski says, given the popularity of recent draws, the \$5 tickets will sell out quickly.

"There has been prize packages offering homes and cars, or a unit and a car, but this latest RSL Art Union is doing what no other Art Union has done and is offering all three," Mr Mialkowski said.

Situated in Oxenford on the Gold Coast, the lowset home is on one of only 35 absolute waterfront blocks in Oxenford.

The unit situated on the Broadwater at Southport provides convenient access to the pristine beaches and the entertainment hub of Surfers Paradise.

To top off the prize, the winner will receive his and hers latest model Audis.

Those who visit the Prize Home on Saturday January 19 and purchase a ticket also go in the draw to win an annual family three park super-pass for Movie World, Sea World and Wet and Wild, valued at over \$1,000.

The Prize Home is located at 35 Brittany Drive, Oxenford and will be open to the public from 9am-5pm (7 days a week) from Wednesday January 16 2008.

The RSL Art Union has given away \$80 million in prizes and has contributed over \$90 million for the development and maintenance of RSL nursing homes, retirement complexes as well as providing welfare and advocacy for ex-servicemen and women.

Secure your tickets in the latest RSL Art Union today by calling 1300 775 888 (within Australia) or order tickets online via the RSL Art Union website www.rslartunion.com.au

ENDS

MEDIA PHOTO OPPORTUNITY

All media are invited to a preview of the latest RSL Art Union Prize Home.

Date: Wednesday January 16

Time: 8:00- 10:00am (By appointment only)

Place: 35 Brittany Drive, Oxenford

The RSL is the largest ex-service organisation in Queensland and provides its members (both current and ex-serving Australian Defence Force personnel) with much needed mateship; a strong support network; welfare and advocacy services; and youth and community programs.

FOR HIGH RESOLUTION PHOTOGRAPHS AND MEDIA TOURS OF EACH PROPERTY CONTACT:

Suzy Raymer, RSL Art Union Direct Marketing Manager, 0448 643 304

RSL ART UNION TRIPLE TREAT FAST FACTS



Riverfront Home- Oxenford

Location: 35 Brittany Drive, Oxenford

Close to Movie World and Dream World this exclusive home is one of only 35 absolute riverfront homes in Oxenford. It offers unsurpassed views across the Coomera River to parklands. Timber flooring and design décor provide a real wow factor. From its huge entertainment area, including a fully equipped outdoor kitchen, to its huge master bedroom with spa, it provides the perfect blend of indulgence and practical family amenities. Relax in an abundance of open plan spaces. All living areas and the master bedroom have peaceful river views. This huge home also has 4 bedrooms, 3 bathrooms, a media lounge, dedicated children's retreat and a study.

- Riverfront block 982 sqm
- 374 sqm single storey home
- Estimated rental income of \$30,680 p.a
- 4 double bedrooms, 3 bathrooms
- Large Master has direct access onto the outdoor living area.
- Luxury ensuite with spa bath
- Study
- Main bedroom has water views
- Family retreat with 42 inch Plasma TV
- Lounge with 50 inch Plasma TV
- Outside entertaining area with luxury Jacuzzi
- Fully furnished with quality décor
- Established landscaping
- Rates paid for 12 months (not transferable)

Luxury Unit

Location: 226/1 Aqua Street, Southport

Situated next to the boating paradise of the Broadwater in Southport and just a few minutes from the beach, your new unit is tastefully furnished, air-conditioned and features hideaway study plus a secure courtyard. Receive excellent rental income or enjoy an active, healthy lifestyle through access to endless waterside walking tracks, an indoor pool, sauna and fully equipped gym.

- 91 sqm one-bedroom Gold Coast apartment
- Located in the prestigious Brighton on Broadwater Dune apartment complex
- Estimated rental income of \$20,800 p.a
- 1 double bedroom with walk in robe and direct private courtyard access
- Open plan living and dining
- Gourmet kitchen
- Hide away media alcove
- Internal laundry and linen press
- Minutes from the Broadwater and Surfers Paradise CBD
- Fully furnished with quality décor
- Rates and Body Corporate paid for 12 months (not transferable)

Motor Vehicles:

- 1 x A3 Attraction 1.6L Tiptronic Sportback
- 1 x A4 2L Multitronic Sedan Special Edition

PROPERTY STATISTICS



Oxenford

Over the last five years house prices at Oxenford have risen by 17 per cent per annum, rising from just \$195,000 back in 2002 to \$420,000 by October this year. Even during the 'post boom' slump when there was minimal price growth in the market, Oxenford medians continued to show impressive increases. The growth in the market is partly due to new prestigious housing being introduced to the area, and also to the strategic location of Oxenford which provides very efficient access to the M1 Motorway, proximity to several world class golf courses and the suburbs long frontage with the Coomera River.

The riverside areas of Oxenford are attracting premiums well and truly above the general market. There are only thirty-five absolute waterfront housing lots at Oxenford, highlighting the scarcity of 'wet blocks' along the Coomera River. During 2007 the first Oxenford home to break the million dollar mark sold along Brittany Drive, setting a new benchmark for the suburb. Only five riverfront homes have sold over the last two years, as these properties very rarely come onto the market.

Southport

The Southport unit market is one of the most successful and long standing medium to high density markets on the Gold Coast. Over the last five years, the median price of Southport units have increased by 16 per cent per annum. In 2002 the median unit price was \$155,000, rising to \$325,000 by September 2007 - an increase of \$170,000 during this five year period. Price growth flattened between 2004 and 2006, but since 2007 a new growth cycle has commenced, with prices up by nine per cent over the last year.

Over the last several years Southport has returned to the spotlight, with developers targeting this area for new prestigious unit developments. The area is very appealing to investors due to Southport's central location, the high demand for rental accommodation and history of capital growth in the market. According to Queensland's Rental Tenancies Authority, weekly rental rates for one bedroom units at Southport have increased by nine per cent over the last year.

Tim Lawless is RP Data's Head of Research, specialising in real estate market and demographic trends within Australia. Today, Tim is well recognised throughout Australia as a leading real estate market commentator and analyst. RP Data was established in 1991 and has rapidly risen to become Australia's leading real estate information provider. For more information on Oxenford or Southport, visit myrpdata.com - a division of RP Data.