

QM PROPERTIES
RIVER RETREAT ESTATE

RIVER RETREAT ESTATE
OUR ESTATE

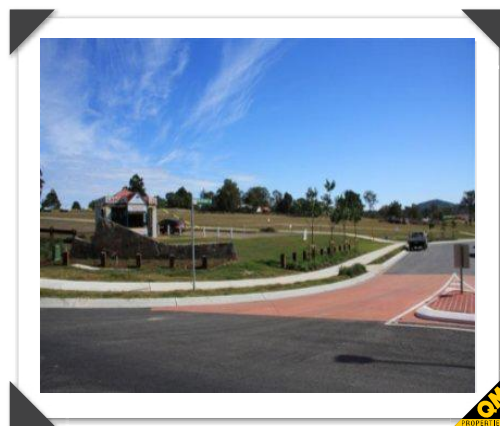
River Retreat Estate is ideally located on the banks of the Brisbane River to the North-East of the booming Ipswich CBD just off Mt Crosby Road, Karalee.

The Estate is located right beside the Karalee Primary School with a day care centre just opposite and Woolworths only 3 minutes away.

The Estate is finished to a very high standard with beautiful feature landscaping and consists of primarily 1 to 1.5 acre lots, with full pressure town water and underground power. Most blocks are near level or gently undulating and many have captivating mountain views from elevated building sites. Land is available at the Estate from \$209,900*.

River retreat is only 10 to 15 minutes from Ipswich CBD and 35 minutes from Brisbane CBD.

The **River Retreat Sales Office** is located on Cnr Arthur Summervilles Rd & Seiler Court, Karalee (UBD Ref 194 R11). Contact our Sales Staff today by emailing riverretreat@qm.com.au or phone (07) 3294 6060.



*Price correct as at June 2011.

RIVER RETREAT ESTATE

OUR LOCATION

Within Walking Distance:

Primary School
Child Care Centre

Within 5km:

Shopping Centre including: Woolworths, Bakery, Bottle Shop, Hairdresser, Video Shop, Hairdresser, Video Shop, Mitre 10, Newsagent, Fish Shop, Cafe, Doctors Surgery, Chemist and Fruit & Vegetable Store
Tavern
Service Station
Ramp to launch boats into the Brisbane River
Nursery

Within 10km:

Ipswich CBD
River Links Shopping Centre including: Woolworths, Coles, Kmart, Target, Aldi, Australia Post, Medicare, RACQ, ANZ, Commonwealth Bank, Suncorp, Westpac and many specialty stores.
2 Ipswich Grammar Schools
6 Private Colleges
University
Churches
Sporting Facilities



RIVER RETREAT ESTATE
OUR COVENANT

When buying in River Retreat Estate, you can be assured of the long-term quality of the Estate, due to a quality building Covenant. The high standard of housing within the estate will ensure that all resident's property values are maximized in the future. Regular monitoring of the Estate is undertaken to ensure Covenant compliance.

The basic elements of the dwelling are as follows:

- Size Recommendation: Varies according to lot position and size.
- Exterior Walls: Minimum face brick construction.
- Roof: Tiles or pre-finished corrugated metal sheeting.
- Garage: Double garage required.
- Fencing: Minimum a post and rail fence, with top rail, of treated CCA –type timber with chain-wire or similar

For all other covenant enquiries please contact your QM Properties Sales Representatives.

Energy Efficiency and Environment

We recommend that consideration be given to the energy efficiency of the home and where possible the design should take into account the solar orientation and also maximise natural ventilation.



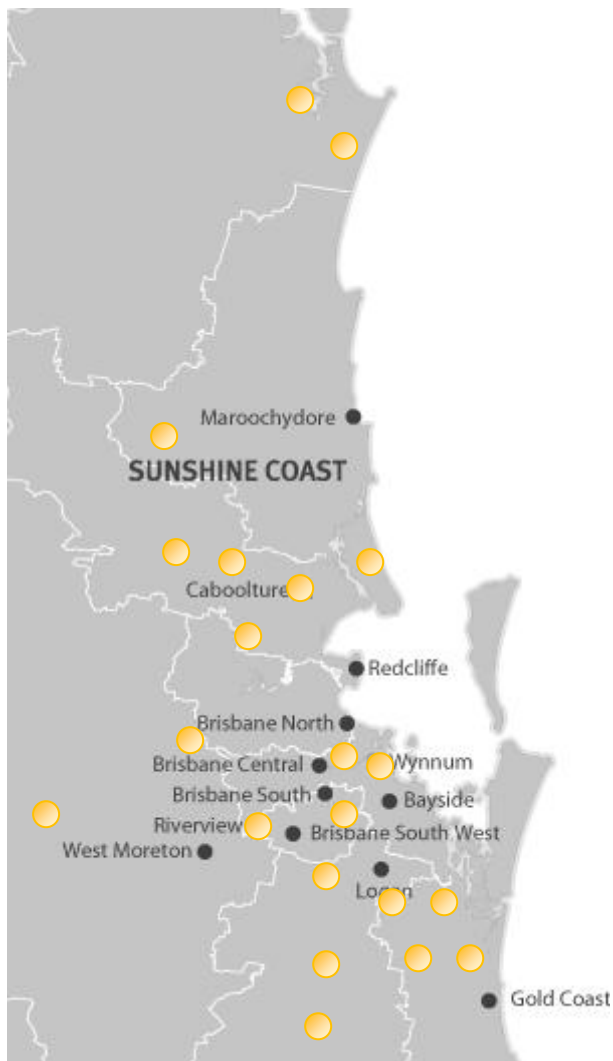
RIVER RETREAT ESTATE

QM | THE DEVELOPER

QM Properties was established in 1976, and is one of the largest and most successful privately owned property developers in Queensland. QM prides itself on creating quality Australian communities that are at the cutting edge of sustainable development practice.

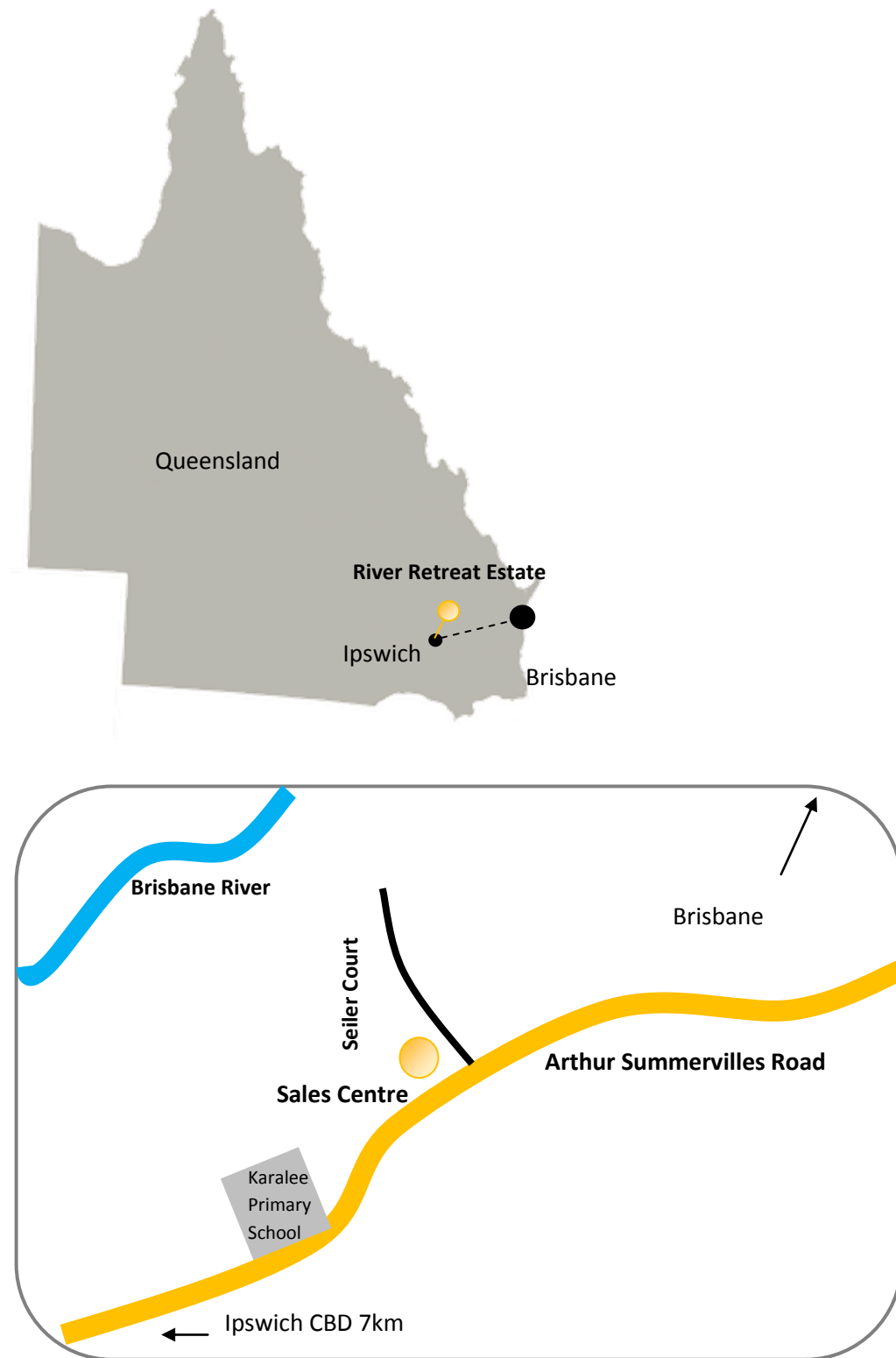
QM Properties, together with its associated companies and joint venture partners, has a portfolio of over 30 waterfront, residential, acreage, marina, commercial, retail and industrial projects across Queensland and New South Wales.

The QM flagship developments include the high profile prestige waterfront communities of Pacific Harbour at Bribie Island and the fully completed Noosa Waters on the Sunshine Coast. QM additionally has interests in several Brisbane CBD properties and residential apartment developments. www.qm.com.au



RIVER RETREAT ESTATE

HOW TO FIND RIVER RETREAT ESTATE?



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For further information email our Sales Team at riverretreat@qm.com.au or telephone (07) 3294 6060.

RIVER RETREAT ESTATE ESTATE LAYOUT

● SOLD

