

December 2025

# Love Toogoom



# Welcome to Hervey Bay: Your Lifestyle and Investment Destination!



## An Unbeatable Coastal Lifestyle

Imagine a life where your days begin with a stroll along the iconic **Urangan Pier** and an afternoon is spent exploring the calm, protected waters of the Great Sandy Strait. Hervey Bay offers a uniquely safe and accessible coastal **lifestyle** perfect for families, active professionals, and retirees alike. You'll find a welcoming community, vibrant Esplanade dining, and unparalleled access to the natural wonders of K'gari (Fraser Island). Here, the pace is slower, the community is friendly, and the quality of life is simply exceptional.

## Connected and Accessible

Despite its relaxed atmosphere, Hervey Bay is highly connected. The local airport offers convenient **direct flights** to major hubs like Brisbane, Sydney and Melbourne, making interstate travel and remote work a breeze. This vital connectivity fuels the region's economic growth and ensures you are never far from family, friends, or business opportunities, all while maintaining your coastal retreat.

## World-Class Healthcare and Infrastructure

The region is benefiting from massive **investment**, particularly in healthcare. The ongoing, multi-million-dollar expansion of the **Hervey Bay Hospital** is a testament to the commitment to the community's well-being. This project is delivering a **world-class hospital** facility with increased capacity, new wards, a relocated intensive care unit, and a helipad—ensuring residents have access to high-quality specialist care close to home. Significant funding is also flowing into the city centre revitalisation and other essential infrastructure, building a robust, modern city.

## A Smart Investment Opportunity

For the savvy investor, Hervey Bay represents Queensland's "hidden gem." Compared to the skyrocketing prices of capital cities, property here remains affordable, offering excellent value and strong rental yields, supported by low vacancy rates. The combination of population growth, rising lifestyle appeal, and major government infrastructure projects—including in tourism, health, and renewable energy—provides a solid foundation for sustainable long-term capital growth.

Embrace the sea change, secure your future, and join the boom! Hervey Bay is not just a place to visit; it's a wonderful place to live and a smart place to invest.

# A Hidden Gem on the Fraser Coast.

A peaceful coastal community with natural charm and relaxed living.



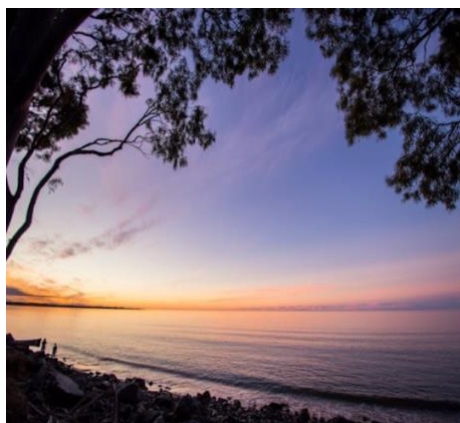
Toogoom is a peaceful coastal community located just 15 minutes west of Hervey Bay, known for its relaxed lifestyle, natural beauty, and strong sense of local connection. The region is surrounded by calm waterways, sandy beaches, and protected environmental areas, making it a haven for people who love fishing, boating, relaxing and coastal living.

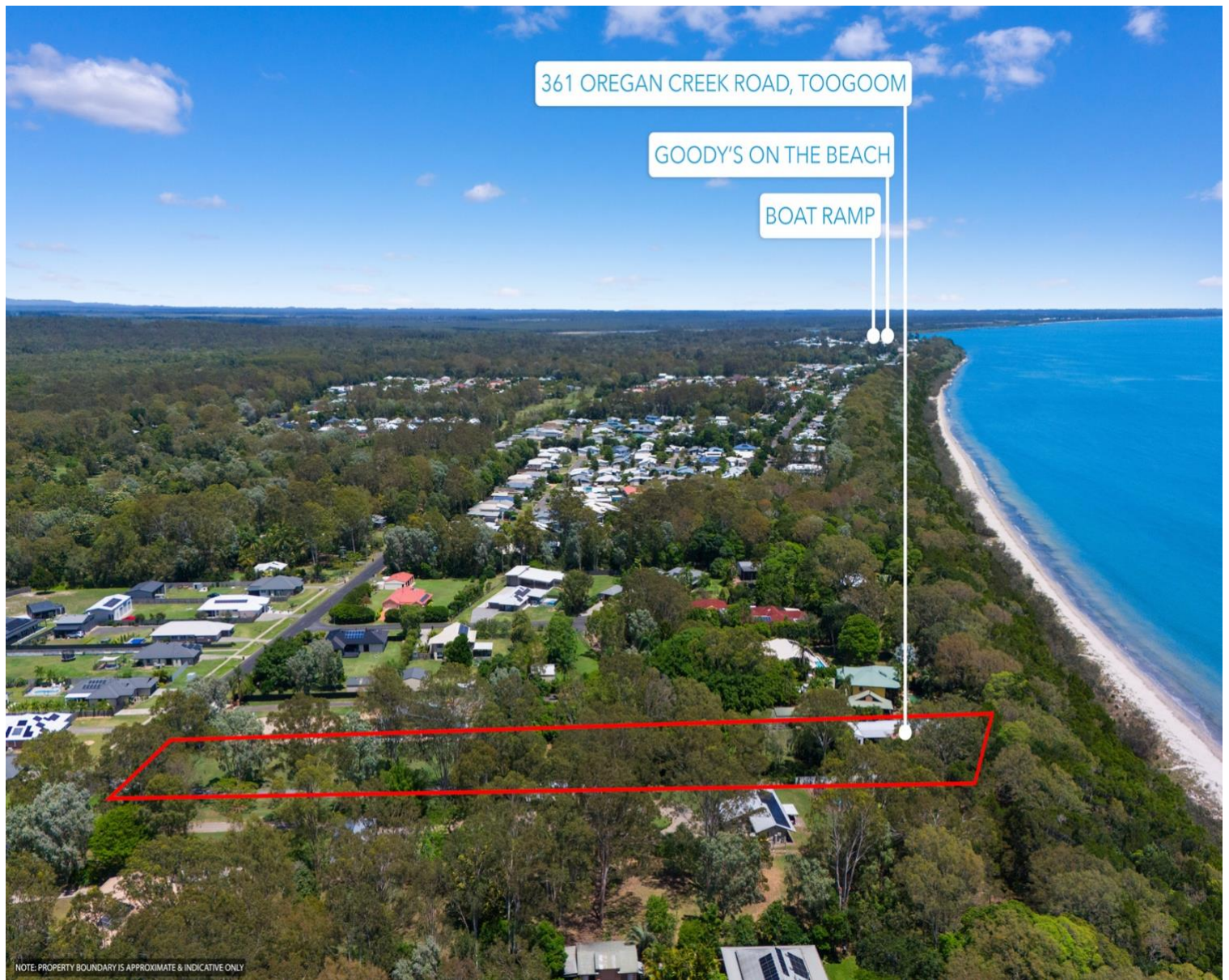
The heart of Toogoom features friendly cafés, local parks, and easy access to the water, while the wider region blends residential pockets with untouched nature. Its shallow, gentle shoreline creates the perfect environment for families and anyone seeking a slower pace away from busier tourist areas.

Surprisingly, despite its laid-back atmosphere Toogoom is conveniently close to major amenities in Hervey Bay, including Schools, Shops, Hospital, Train, Airport, Entertainment venues, & then some. This balance of tranquillity and accessibility has made the area increasingly popular with both long-term residents and newcomers looking for a coastal lifestyle without the crowds.

Toogoom is a region defined by community spirit, natural charm, and the simple pleasures of beachside living — a hidden gem on Queensland's Fraser Coast.

**“A peaceful seaside escape just minutes from Hervey Bay.”**





## Beachfront Acreage Dream with Sub-division Potential.

### 361 Oregan Creek Road, Toogoom, Hervey Bay

Welcome to a coastal sanctuary where expansive beach home living meets vast acreage opportunity for generations to come. This home is set just off the dunes and well back from the road, ensuring peace and privacy, and is thoughtfully designed for beachfront living.

This private beachfront property offers a peaceful lifestyle just moments from the sand and sea. Set on over 7000 sqm of beachfront land, with incredible future potential.

3 beds, 3 bath, Retreat, 3 cars, 7075 sqm

OFFERS OVER \$2,000,000





## 12 Moreton Street, Toogoom, Hervey Bay

Quality home with water views selling at below replacement cost. Your beachside lifestyle awaits with this tasteful quality home with views of Beelbi Creek and beyond or enjoy high returns via short term holiday rental.

Located on the beautiful Toogoom peninsula sits this spacious quality home offering a thoughtful design with the downstairs boasting two light filled & sizeable bedrooms, bathroom, study, large laundry, undercover alfresco area. The triple garage is a Boaties/ Caravaners dream including purpose-built caravan garage, thoughtful storage solutions and a further triple car space under shade cloth.

3 beds, 2.5 bath, Study, 6 cars, 607 sqm

**OFFERS OVER \$1,150,000**



## 2 Pavilion Court, Burrum Heads Hervey Bay

Seaside Serenity – Create lifelong memories in this grand ocean view haven. Imagine a life where every sunrise paints the ocean gold, viewed from the expansive comfort of your private, quality- built sanctuary.

4 beds, 2.5 bath, 4 car, 952 sqm

OFFERS OVER \$1,300,000



## 40 Pulgul Street, Urangan Hervey Bay

This is a rare and exceptional opportunity to acquire a **premium high-density development site** offering two street frontages located at **40 Pulgul Street, Urangan, Hervey Bay, Queensland**. This offering is specifically tailored for astute developers seeking to capitalise on one of Queensland's most rapidly expanding and desirable coastal markets.

The subject property, spanning **9,758 sqm (2.41 acres)**, is zoned for high-density residential development, providing a significant canvas for a landmark project. Its elevated position offers the potential for 360 degree sweeping views, which will enhance the value and appeal of any future development.

**OFFERS OVER \$5,000,000**



NOTE: PROPERTY BOUNDARY IS APPROXIMATE & INDICATIVE ONLY



## 201 Showgrounds Rd, Maryborough

This is a rare and exceptional opportunity to acquire a **premium low-density development site** offering 100m street frontage to Showgrounds Rd, **Maryborough, Queensland**. This offering is specifically tailored for astute developers seeking residential land lots and/or H&L packages to capitalise on one of Queensland's most rapidly expanding and desirable regional markets.

The subject property, spanning 2.859 ha (**7 acres**), is zoned for medium-density residential development with the added advantage of offering considerable planning documentation allowing for a significant head start with the DA lodgement of development application configuring of a Lot One (1) Lot into Thirty-Seven (37) Lots. The location is ideal for House & Land packages within a natural backdrop surrounded by lifestyle amenity & services.

**OFFERS OVER \$2,200,000**



## 562 Oregan Creek Road, Toogoom, Hervey Bay

You are going to love this charming, renovated quality dual living private beachside home surrounded by an abundance of natural beauty including 3-minute walk to 7km of the most pristine north facing beach in Qld.

2 kitchens, 4 beds, 2 bath, 539 sqm

\$865,000



## 9 Castaway Court, Toogoom, Hervey Bay

Located in one of Toogoom's most tranquil pockets sits this quality home which is only 7 years young and enjoys a generous 743 sqm lot with a fabulous north facing private entertaining alfresco overlooking the fully tiled sparkling in ground plunge pool, cabana and large back yard.

This modern home exudes a fresh coastal vibe ready for you to move into and begin enjoying! You will love the stainless-steel European appliances, soft close cabinetry, A/C split systems & ceiling fans throughout, security cameras, solar and much more.

3 beds, 2 bath, 2 sheds, 743 sqm

**OFFERS OVER \$800,000**



## 22 Fraser Waters Parade, Toogoom, Hervey Bay

Walk to the beach and in a premier pocket of Toogoom, this contemporary Home is set on a picturesque 709 sqm block that captures the cooling breezes and soothing sounds of the sea.

Recently renovated with a new gourmet kitchen, timber-hybrid oak flooring, coastal paint palette and lush landscaping, there's nothing to do but move in and soak up the sandy shores, laidback luxury and Toogoom tranquillity.

5 beds, 2 bath, study, 5 cars, 709 sqm

**OFFERS OVER \$950,000**



## Introducing Springtree Lifestyle Resorts

Springtree owns and operates a growing portfolio of lifestyle resorts across regional Victoria, where active downsizers can start their new chapter and simply thrive. With over 35 years of combined experience bringing communities to life, we care about building more than bricks & mortar.

Property Together is the dedicated Queensland office; we support inquiries from individuals and families considering the move from Queensland to the thriving Springtree communities in Regional Victoria. For your introduction call us today.



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RESIDENTIAL RENTALS

COMMERCIAL SALES

PROJECT SALES &  
MARKETING



Wishing you and your  
families a safe and merry  
Christmas and may the  
new year bring you much  
happiness

**PROPERTY TOGETHER**



# PROPERTY TOGETHER

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