

# OXFORD

March 2020

**TRY LOCAL  
BUY LOCAL**

**SAILING  
BLISS**

**Let there be light!**  
**Illuminating Plans for Oxford Street**

Property Advocate: Coming to a home near you!

**BULIMBA | HAWTHORNE | BALMORAL | MORNINGSIDE | NORMAN PARK**

# THE 2 GRAN COUPÉ HAS ARRIVED.

ARRANGE A TEST DRIVE AT MOTORLINE BMW.

As the Dealer Principal at Motorline BMW and also a fellow local to the Bulimba area, it is my pleasure to introduce myself and Motorline, a family owned and operated BMW, MINI and Lotus dealership established in 1998.

This month we welcome the arrival of the first-ever BMW 2 Series Gran Coupé. Introducing a new form of authority to the compact class this is not your typical coupé. From its distinctive front grill to the frameless doors, sloping roof line and sporty rear LED tail lights offers elegance and extravagance. The interior showcases a new level of comfort and technology in this segment with exclusive design details, high-quality materials and a fully digital cockpit and central display, each with a size of 10.25".

Located just 15 minutes south of the Brisbane CBD and opposite IKEA Springwood, we are your local dealer. Ideal for test drives, just off the M1 Pacific Motorway with plenty of on-site parking and an in-house cafe, we welcome you to drop by our dealership and test drive this exceptional new model.

I personally invite you to discover this new Ultimate Driving Machine and the full range of BMW vehicles at Motorline BMW. With dedicated Service Department, Parts and an onsite Bodyshop servicing all makes and models, Motorline BMW is your answer for all things BMW.

**Join the Motorline family and contact  
Dealer Principal, Andrew Robson  
on 0419 721 534.**

**Motorline BMW**

1-11 Old Chatswood Road, Daisy Hill QLD  
Tel: 07 3290 7002 [sales@motorline.com.au](mailto:sales@motorline.com.au)







The Ultimate  
Driving Machine

Kapil Solanki - Aftersales Manager

# THE ULTIMATE SERVICE EXPERIENCE.

RECEIVE 10% OFF YOUR NEXT SERVICE AT MOTORLINE BMW.

At Motorline BMW, we understand you are busy and have places to be, that is why we aim to make your service experience as convenient and seamless as possible and offer a number of complimentary services, so when it comes to booking your next service it has minimal impact on your daily life.

**Loan Car** – we can provide you with a replacement BMW\* whilst we are servicing yours, perfect if you need to be on the road.

**Collect and Deliver** – we can collect and re-deliver your BMW to you, minimising your time away from work/home.\*

**Fast Lane Service** – With BMW Fast Lane Service we can complete a wide range of service and maintenance tasks within 2 hours, while you wait. So your BMW can be back where it belongs - on the road - as soon as possible.

**Out of hours drop-off** – can't get to us within our opening hours? Should you need to drop off your BMW in the early morning or after work in the evening we have a secure key storage box available.

\*Terms and conditions apply. Loan cars are subject to availability and require advanced booking. Excess charges of up to \$4,000 apply in the event of an accident.

At Motorline, we pride ourselves on offering the ultimate service every time. Book today and mention the code below to receive 10% off your next service.

**Mention code: Motorline10 to receive 10% off.**  
**To book your next service, call us on 07 3290 7002,**  
**or email us at [service@motorline.com.au](mailto:service@motorline.com.au)**



**Motorline BMW** 1-11 Old Chatswood Road, Daisy Hill QLD 4127 (Opposite IKEA) Tel: 07 3290 7002 [service@motorline.com.au](mailto:service@motorline.com.au)

# What's Inside

- 4 Letters to the Editor
- 5 Mayor Commits to Decorative Street Lighting
- 6 Around Oxford
- 7 People and Pets - Liz, Luna and Nick
- 8 Betty Bliss Memorial Sailing Race
- 9 Historic 10 Foot Skiffs
- 10 Interiors: Industrial Lux
- 11 Interiors: A Kitchen is the Heart of the Home
- 12 Borneo - A Teacher's Perspective
- 14 What's On - Events
- 16 Dining: New Twist at Ambrosia
- 17 Wellbeing: Why FOMO is making you unhappy
- 18 Careers: Property Advocate
- 20 7 Things to do at the Library
- 21 Ask a Pollie
- 22 Dining: Food with a Wow Factor
- 23 Property Report

# Letters to the Editor

## To the Editor

I received the Oxford Magazine in my letterbox yesterday and I wanted to congratulate you on a quality publication for local residents. I also wanted to congratulate you for the honesty in your Editor's Note and also for the honesty in the article about the eyesore that is James Street Mall.

As a local resident, I am extremely concerned about the lack lustre vibe down on Oxford Street. It used to be "the" place to be and a hub for coffee and shopping. Now it's a boring place to go with old eateries, uninspiring menus and a raft of empty shops. It's so sad.

So what can be done?

Well, I love your idea of "pop-up" shops. I feel as though the landlords need to take your advice on board ASAP and get some stores/services/pop-ups that will create interest and excitement and give all of us a reason to go back down there. They need to offer short-term cost-effective leasing options to encourage small businesses back onto the strip.

I have kids at school in the local area and aside from The Avro (with the ability to order and pay separately) we wouldn't consider any of the venues for a parent's night out. Contrast this with a few years ago, when we would have been keen to get down there for a night out.

Oxford 152 has also lost its pulling power. The prices are too expensive for what it is - effectively, a pub in the suburbs. I'm surprised they haven't capitalised on the changing demographic in the area and made the pub kid and family-friendly. There's nowhere on this side of town (other than Carina Leagues Club) that has any provision for kids. 152 could make a killing if they reviewed their target market and used the space that they have for an indoor playground or something similar. Yes it would change the target market, but it would also give them an offering that is unrivalled around here.

And James Street Mall is dragging the whole area down even further. I understand the history

with the street name that used to run through the park but it was a ridiculous notion to call it James St Mall. It's just a heap of empty, unfinished shop fronts that causes confusion with the nature of its name. I can't see a "mall" anywhere amongst the construction fencing. It's a complete eyesore and one can only presume the developer has gone broke. It's awful for the residents mentioned in your article and it's retail suicide for Bulimba to have an empty, half-constructed white elephant sitting in a plum position in the area.

It would make a big difference if the street was spruced up - which could be done reasonably economically eg. repaint the faded and dated green awnings with navy and white stripes. Encourage the use of festoon lights/fairy lights etc. Get some new tenants in and have all the shops occupied.

It's a catch 22 - with no new offerings and too many empty shops, the street will (if it hasn't already) lose its appeal to the point of no return. But unless landlords work with tenants to get new offerings in and fill the shops, then the street can't change. It's a gamble that the landlords need to take. And as local residents, we owe it to ourselves and our property values to ensure that Oxford St once again becomes the place to be.

Regards

**A concerned local resident**



## OXFORD

Oxford Magazine is published monthly and distributed to 20,000 local businesses and households throughout Bulimba, Hawthorne, Balmoral, Morningside and Norman Park.

Publisher & Editor: Paul Liddy  
Assistant Editor: Elyse Heyn  
Art Director: Craig Burkill  
Photography: Luke Monsour

Phone: 0431 643 010  
Email: [advertising@oxfordmag.com.au](mailto:advertising@oxfordmag.com.au)  
[www.oxfordmag.com.au](http://www.oxfordmag.com.au)



# Lord Mayor commits decorative lighting project for Oxford Street

Lord Mayor Adrian Schrinner, and his representative for Morningside Ward Toby Moore, have announced they will invest \$300,000 to revitalise Oxford Street and encourage more people to visit and stay longer in the popular shopping and dining precinct.



Lord Mayor Adrian Schrinner and LNP representative for Morningside, Toby Moore on Oxford St.

On Thursday, the Lord Mayor announced if a Schrinner-led Council is elected on March 28, there would be \$6 million invested in decorative lighting projects as part of Brisbane City Council's City of Lights Program.

"Oxford Street at Bulimba has long been a popular precinct for residents and visitors and we want to continue to encourage people to come to this area," Cr Schrinner said.

"I am committing \$300,000 to deliver lights on Oxford Street as part of the City of Lights Program, and this will be done in consultation with Oxford Street businesses and local residents."

"By lighting the street, it will become a more attractive and welcoming place for people to have a meal, browse in the shops or catch a movie at the cinema."

"The most popular examples of lighting projects undertaken by Council include lighting of street trees."

"We will consult with the stakeholders on Oxford Street to determine what they think will work best and what's feasible."

Cr Schrinner said as part of the City of Lights Program, \$2 million was allocated towards part-

nering with businesses across Brisbane to deliver decorative lighting projects on their buildings, where they enhance the local area and improve their look and feel.

"It would be great if commercial building owners in Bulimba would also partner with Council to deliver innovative projects with a creative flair to revitalise the night time economy of Oxford Street and encourage more people to come into the area at night," he said.

"Projects that would be encouraged include lighting the front of buildings facing towards areas of lower scale development, or those facing towards open parkland, the river or viewable from long distances."

"Bulimba businesses will be encouraged to apply as part of this \$2 million package across the city."

"We have been able to work with other communities to deliver decorative lighting projects in Stones Corner, Racecourse Road, Hamilton and Sandgate to name a few."

"I know the business community in Bulimba is engaged and want to advance the area, increase foot traffic and create a better Bulimba for local residents."

To promote a sustainable and energy-efficient city, Council uses energy-efficient light-emitting diode (LED) technology for all Council lighting projects. This is part of keeping Brisbane clean and green.

The Lord Mayor also committed to supporting more events in areas such as Oxford Street.

"We will waive permit fees for events and festivals in suburban shopping areas to encourage even more people to visit and support their local shops," Cr Schrinner said.

"Suburban shopping areas are competing against the bigger retailers and online shopping, and we hope this initiative will encourage local business and community groups to work together to stage festivals and events that draw foot traffic to these precincts."

This new initiative would be in addition to the small business package announced last year.

In July last year, the Lord Mayor announced cuts to 16 fees and charges as part of a \$2 million business initiatives package.

That package would be extended over the next four years, saving businesses up to a further \$6 million over that time.

"Our strong track record of financial management has enabled us to cut fees and red tape and invest in transformational suburban projects which grow our local economy" the Lord Mayor said.

**See our facebook page for updates and comments**  
<https://www.facebook.com/oxfordmagbrisbane/>



Image of a City of lights project delivered in 2019 at Stones Corner.



# Around Oxford



## OXFORD ST MEDICAL CENTRE BULIMBA

**LEVEL 1/200 OXFORD STREET**

*Just above the pharmacy*

**FREE Customer Parking Behind Shops**

**Opening Hours**

Mon - Fri 8:00am - 6:00pm

Saturday 8:00am - 1:00pm

Closed Sunday & Public Holidays

**Telephone (07) 3902 0099**

Book your Appointment Online  
[www.oxfordstmedical.com.au](http://www.oxfordstmedical.com.au)



## BOOK YOUR FUNCTION AT BULIMBA GOLF CLUB

*Birthdays, weddings, engagements,  
bucks parties, corporate & Christmas parties*

3399 6524 | [functions@bulimbagolfclub.com.au](mailto:functions@bulimbagolfclub.com.au)



## burkill

web design & development

[www.burkill.com.au](http://www.burkill.com.au)

# Liz, Luna and Nick



**N**ick and Liz Curry make up what could be described as your typical millennial family. They're young, creative, live in the inner suburbs of Brisbane and have one very special possession – their dog Luna. We chatted to the dog-loving couple to find out why they love their four-legged friend so much.

**Owners:** Nick and Liz Curry

**Pet's name:** Luna

**Type of dog?** Australian Shepherd

**Why did you choose this breed?**

Nick: Liz was the driving force in picking the breed.

Liz: I was sitting at New Farm Park with a friend a while back now, and I saw an Aussie walk past and I just fell in love – they're such a beautiful dog.

**Is she a good dog?**

She's a good dog, but like all shepherds, and collies as well because they're a similar breed, they have their moments when they haven't been exercised enough and that sort of thing. And like all puppies she's prone to a little misbehaviour.

**If she were a human, how would you describe her in 3 words?**

Busy, foodie, affectionate.

**Who does the walks?**

Nick: I walk her in the morning and Liz takes her to the dog park in the afternoon.

**Have you taken her on the ferry?**

Not yet, but we would love to in the future!

**What do you think about the spaces available for dogs in the inner suburbs?**

I don't know if there are enough good dog parks especially in the Bulimba/Hawthorne area where everyone has a dog. They do it quite well on the Gold Coast. There are bigger expanses where you can take your dog off leash and not worry about them running out onto the road. I think if we make better use of the spaces we have for future developments, and think about dog and pet owners a bit more, that would be great.

**What does she love doing the most?**

She loves the water. We take her down to the beach and she just absolutely loves it.

If you see Nick, Liz and Luna around the neighbourhood, make sure you stop and say hi!



# The Betty Bliss Memorial Race

In this month's edition, we're talking about the river and the role it plays in our local community.

One of the hidden treasures in the area is the Bulimba Sailing Squadron which sits at the bottom of picturesque Vic Lucas Park on Quay Street.

The sailing club is run by eleven dedicated volunteers who donate their time to keeping the river-based sport alive.

For the volunteers, sailing is not just a hobby but a life-long passion, with many of the members having family with ties to the club since its inception in 1921.

Club Secretary Ann McLindin said the club had its beginnings on the other side of the river, with the first ever meeting taking place at the Hamilton Hotel.

A clubhouse was built by the volunteers at the current site in the early 1950s and the club grew from there.

"At the moment we sail 16-foot skiffs, lasers, 125s, and the juniors sail the sabots," she said.

"My family has been in sailing for a long time, as have most of the members.

"We've got a very strong committee who are all volunteers."

Ms McLindin said she was planning to publish a book about the history of the club before their centenary celebrations next year.



L-R Ann McLindin (Secretary), Bill Thornburn (Treasurer) and Jim Sloan (Commodore)

"We're hosting a morning tea on June 14 for all current and past members to come along and bring photos and memories to share with all of us, and hopefully contribute to the book," she said

"I've been on the committee for about 30 years but I know there are people who have been around much longer.

"I love seeing the club grow, and watching our young sailors progress through competitions and championships.

"I've developed so many great friendships, people who have been around almost my entire life.



L-R Aiden Geck (Race Winner) with Betty Bliss family members - Belinda Lotz (granddaughter), Sue Hale (daughter), and Nicholas Hale (grandson).

"It is such a great club and I'm so proud to be a part of it, everyone who contributes does such a wonderful job."

February 15 was an important day for the club with the annual Betty Bliss Memorial Race taking place.

Treasurer Bill Thornburn said the race was held as a tradition to celebrate the lives of past members including the late Betty Bliss.

"It's the one race of the year where all the different classes can compete on an equal footing," he said.

"Sailing times are adjusted to suit the size of each boat, meaning that any boat out of the classes could be the winner – the smallest right up to the largest."

25 boats took part in this year's race, setting off from the clubhouse at Vic Lucas Park and sailing down the Brisbane River through to Hawthorn. Brother and sister duo Aiden and Lily Geck shared first place with David McKay onboard their skiff, Ata.





# Historical 10 foot skiffs

Sundays are a good days to be on the water in the Bulimba area, with the opportunity to take a glimpse at a magnificent, historical, 18-foot skiff sailing along the Brisbane River highly likely.

A group of keen skiff sailors take their boats out onto the river weekly for what some might call a joy ride, however, sailing these skiffs is not an easy task.

John Chiplin, Coordinator of the Brisbane 18 Footers Sailing Club, said it took great skill to master the "old school" workings of the vintage boats.

"Generally, everyone who sails these is a past skiff sailor," he said.

"There's no point someone who sails something generic, like a laser, sailing one of these."

"They haven't got a hope because everything is so old school, there are no modern fittings in it."

"They are complex to sail but it's just going back to the past and to the way things used to be done."

"Once you capsize, that's it, you've got to be carried in to shore sideways."

"Technically there shouldn't be any buoyancy but we've put temporary floatation under the decks so if the boat capsizes you can still see about half the boat – it's more of a safety measure than anything else."

The club takes great pride in their historically accurate 10 ft and 18 ft skiffs which are not only impressive in stature but in speed as well.



3 girls on **Jessie**. Alison Early, Sue Goodhew and Melissa Bermingham

Mr Chiplin said the boats ranged from about 33 years old to some that were built in the year 2000.

"They're all replicas of boats from World War I and World War II," he said.

"We are so lucky we've got carpenters and sail makers; there's nothing much you can buy for them, there are no modern materials at all."

The Australian Historical Sailing Skiff Association, formed in Sydney in 1990, are the driving force behind the revival of the sailing vessels which were used as the workboats of Sydney Harbour

and Parramatta River in the 1880s.

Mr Chiplin said the Brisbane branch of the sailing club, which is now based in Tingalpa, has about five 18-foot skiffs, and will compete in the annual Australian Championships on the Brisbane River in May.

"If you are interested in reliving the past, it is a good way to spend an afternoon during our sailing season, watching the races," he said.

"If you are keen to have a go, we have three older skiffies and existing competitors on hand to assist where required."



**Truant 11** Owner: Col McCartney Crew: John Anderson, Bruce Hermann and Jim Karydas



**Merle** (Club Skiff)

# Industrial Lux

HELEN GRIFFIN

*A New York state of mind is the key for Helen Griffin to create her stunning interior designs. The talented creative, who we featured in our first issue with builder husband Glen, is the brains behind the aesthetics of the eye-catching townhouses at 7 Lindsay Street, Hawthorne.*



Griffin recommends for anyone decorating their house, no matter the style.

"This style is typically minimalistic and monochromatic, with the addition of black elements," she said.

"Sliding doors to the balcony in black were designed to look like black steel windows found in old factories."

"The floors are seamless, polished concrete, and the walls are white."

"One wall which stretches from the entry into the double height space is covered with concrete panels."

"These finishes give an edgy look, but I also wanted to overlay a feel of luxury and quality into this space, and texture is what softens the hard edges and provides the luxe feel."

Inspired by her favourite city in the world, New York, Griffin tapped into a new style for the Brisbane market.

The townhouses are based on the loft-style apartments famously found all around the borough of Manhattan, particularly in the trendy neighbourhoods of SoHo and Tribeca.

The interior designer of 20 years said the design of the townhouses was not only aesthetically pleasing, but practical as well.

"The interior design of reclaimed factories and warehouses, typical of places like New York, was the starting point to creating the interior space in a new building in Hawthorne," she said.

"I wanted a loft style, which basically means utilising the space under the roof."

"The spaces are also usually spacious and open-plan in this style."

"It needed to have broad appeal, and a sense of luxury and elegance."

"I think what has been achieved in these three-bedroom apartments is a different aesthetic to what might normally be found in this area."

While profit may be at the forefront for some,

Griffin said if that had been her first thought when starting this project, she would've gone for something very plain and simple.

"Obviously, one is limited with space when designing and constructing a building that also needs to be profitable," she said.

"The three, two story apartments were given the desired look of volume by keeping the upper level of the apartment as an enclosed mezzanine, giving the living area the ceiling height needed to emulate the New York loft style."

Keeping true to the style, Griffin said the space needed to be functional, spacious and open plan as well, with skylights installed in the sloping ceiling to provide plenty of light.

Griffin said when the project came about, the building sparked an emotional response and she saw it as the perfect opportunity to delve into the style.

After living in Noosa for some time and working more in the final stages of interior design, like picking furnishings, Griffin has moved to the architectural side since moving to Brisbane, to work in conjunction with her husband.

The style of the apartments, while unique, kept to a classic colour scheme, which is something





# A kitchen is the Heart of the Home

ELIZABETH COLBRAN

*It's a place to create and share delicious meals with friends and family*

The home, I recently purchased, came with a very tired old lime green 'retro' kitchen. As I enjoy cooking and baking I decided to invest in a new modern kitchen with extra bench space, that was both stylish and functional. A kitchen renovation is a huge undertaking in terms of expense, time and choice.

There are many decisions to make and speaking from experience it can be overwhelming. Setting a budget is the first and most important decision. Then you can decide on style, colours, bench tops - laminates, stone, granite, timber; sinks - with drainer, no drainer, over bench, under bench, one bowl, or two; tap ware; appliances - standalone cooker, or wall oven, gas or electric cooktop; range hoods - in cupboard or canopy, dishwasher, fridge; cupboards - laminate, natural timber, painted etc; new or recycled. Also don't forget electricals and plumbing.

I have now completed my kitchen makeover journey, and share some of the things I learned along the way.

## 1. Custom built or DIY or combination of both?

There are specialist kitchen retailers who will do everything - designing, manufacturing and installing your dream kitchen, to completely DIY flat packed kitchens that you assemble and install yourself, and everything in between. There are also plenty of new and secondhand kitchens advertised for sale online.

The benefit of purchasing a new kitchen from a specialist is that the kitchen can be custom fitted to your home. It is also nice being able to talk to a designer about the process and what would work best for your lifestyle. They can offer you the benefit of their expertise and advise you on appropriate products.

Many kitchen suppliers also have websites where you can custom design your kitchen online to see what it looks like and estimate the cost. I had fun playing around with these tools.

After visiting numerous display kitchens and even attending a build your own flat pack kitchen demonstration workshop, I eventually purchased an ex-display kitchen off Gumtree. Its key selling point was its beautiful granite bench tops and it cost much less than a new kitchen. With some modification, it could be altered to suit my space. The more you do yourself, the cheaper it will be.

## 2. Make it user friendly

A kitchen should be functional with plenty of bench space. It is worth considering the distance between the fridge, stove, oven and sink to avoid unnecessary steps in food preparation.

## 3. Power and light

Microwaves and other appliances require electricity, so it is worth installing plenty of power points in easy to access locations along the bench space. Cooking in the dark isn't fun, so install lights above key spaces, like the stove and key bench space to light up the room. Built in the 50's, my home's kitchen didn't have an abundance of power points or lights, so I used this opportunity to have more installed.

## 4. Gas versus electric

It is a personal choice whether you prefer gas or electric cooktops. My house doesn't have gas connection from the street, so I chose an electric cooktop to avoid the inconvenience of purchasing and replacing gas bottles. I generally prefer cooking with gas, but the flat top electric cooktop looks neat and is easy to clean. When purchasing a cooktop and oven, I discovered you can save money by buying them in a package together, rather than individually. The store I bought from honoured the cheaper price in an expired catalogue that I had saved and showed them in-store. Tip: Save your old advertising catalogues when shopping for appliances.

## 5. Island bench?

An island bench creates more working space and can double as a table. However, it will increase the cost of your kitchen and requires enough space to install. U-shaped kitchens are another way of increasing bench space.

## 6. DIY v professional installation

If you feel comfortable using a screwdriver and have spacial awareness, DIY installation can save you money - but won't necessarily save you time. I really appreciate the skill involved in cabinet making having experienced the kitchen installation process. Kitchen cupboard assembly and installation shouldn't be difficult, but there are plenty of opportunities for errors e.g. installing a cupboard the wrong way so the doors don't open properly. Luckily screwdrivers work in reverse!

## 7. Spirit levels are your friend

With a DIY installation, it is critical that the kitchen floor is level. You don't want crooked bench tops and installing stone on an uneven surface puts it at risk of cracking. Also, cabinets won't fit together properly if they are at different heights and angles. Luckily, if you use a spirit level and have some spare wood you can pack out any gaps under the kick board to ensure you have level benches.

## 8. Learn to lift

Kitchen cupboards can be very heavy and may require two people to lift. Seems obvious, but it is also important to lift heavy objects properly by bending your knees! Install the higher cupboards first.



## 9. Call professionals where needed

As my kitchen came with granite bench tops I needed to hire a stone mason to install them. Granite should be transported professionally to reduce the risk of cracking and must be specially cut to fit kitchen appliances. This is not something you should attempt to do yourself. The stone mason needs to make a template of your kitchen onsite and then cut the granite in their workshop, before installing it. If you are installing an under bench sink in granite, this should be installed by the stonemason to ensure it's done properly. My plumber informed me he has seen many under bench sinks installed by DIYers fall out as they weren't attached correctly. Purchasing second hand granite bench tops made my installation more complicated. However, Made of Stone, the stonemasons did a great job. My bench tops look stunning and were worth the extra effort.

## 10. Check if products available

A word of warning regarding purchasing appliances online. After researching models etc, I purchased a dishwasher online from a well-known retailer advertised at a great price. However, after accepting my order, the retailer cancelled it saying it was no longer available. I would recommend purchasing appliances from stores where they have them in-stock to avoid delays and disputes with the retailer.

## Conclusion

I am glad to have completed my kitchen makeover. Although not everything went according to plan, I now have a modern kitchen with shiny granite bench tops. It's a beautiful space which has transformed my home, and most importantly - it didn't break the budget.



**AITCH**  
HOME STYLING

Stage your home for market & boost your potential sale value. Contact us today.

0477 837 766 • hayley@aitchstyle.com.au  
aitchstyle.com.au • @aitchstyle

Conveyancing and  
property law

Wills and estate  
administration

Disputes including debt  
recovery

General practice and  
animal law

**iconlegal\***

6/189 Oxford Street, Bulimba  
Tel: 07 3399 6006  
Email: [enquire@iconlegal.com.au](mailto:enquire@iconlegal.com.au)

**ANYTIME FITNESS BULIMBA**  
**WHERE ALL THE LOCALS TRAIN**

**7 DAYS FREE**

**0428 591 817**



## GUITAR TEACHER

Simon Monsour

Bulimba local, 25 years experience

"Learn to play the music you love"

Phone: 0410 448 033

Email: [bullimbamusic@gmail.com](mailto:bullimbamusic@gmail.com)

**JOE LEWIS**

HANDYMAN SERVICES

☎ 0410 984 149

✉ [info@joelewishandyman.com.au](mailto:info@joelewishandyman.com.au)



## HYDRANT

- Fire hydrant testing and maintenance
- Monthly, annual, 5 yearly and pumpset testing
- Street spring hydrant flow and pressure testing

## BOOSTER

- New hydrant installation
- New pumpset installation
- Defect rectification

**Peter 0406 518 160**

[www.brisbanehydranttesting.com.au](http://www.brisbanehydranttesting.com.au)

QBCC-1266780



**BULIMBA DOGGIE DAY CARE**


Coming soon... Expressions of interest are open for limited early bird spaces.

Register here: [Bulimbadogdaycare@gmail.com](mailto:Bulimbadogdaycare@gmail.com)



**Alchemy**  
PAINTING & DECORATING

Ph: 044 7074 508  
[info@alchemypainting.com.au](mailto:info@alchemypainting.com.au)  
[www.alchemypainting.com.au](http://www.alchemypainting.com.au)




**Balance DANCE SCHOOL**  
*Creating, Inspiring, Empowering*

Balance is a boutique dance studio located in the inner east suburbs of Bulimba and Norman Park. We are a family orientated dance studio run by industry professionals, committed to empowering children by nurturing creativity and inspiring a love of dance.

We offer quality, affordable and expert tuition. Come join in our fun filled, inclusive dance classes you and your child will look forward to each week!

[www.balancedanceschool.com.au](http://www.balancedanceschool.com.au) | Phone: 0415 729 030



Toddler Creative Dance ♦ Kinder Creative Ballet ♦ RAD Classical Ballet ♦ Jazz ♦ Adult Ballet ♦ Stretch and Conditioning ♦ Contemporary Dance



# Borneo - A Teacher's Perspective

KATIE MARTIN

Following last month's issue, we caught up with Balmoral State High School teacher Katie Martin to find out how the students from the Borneo trip were settling in to life back at home.

It was a life-changing experience for the eleven students who gave up their smartphones and comforts of everyday life to help out local communities. The trip, run by Camps International and coordinated by Deputy Principal Vanessa Cash, was designed to give the kids skills they couldn't have learned at school.

Miss Martin said the benefits were still evident in the students' behaviour several months later.

"A few of the kids were really keen to help the local communities and some were really keen to get involved in rainforest conservation," she said.

"It was so wonderful to see their dedication and hard work when they were put in that environment."

She said the trip had inspired a sense of camaraderie and teamwork amongst the students which she could still see in the playground today.

"It was very challenging at times and there were a few tears and emotions but not once did any of them want to quit and go home," Miss Martin said.

"I'm so proud of all the students. They were so respectful, and they gained so much independence - a lot of them really grew up while they were over there."

The English and Humanities teacher said the whole experience, including the preparation, was hugely valuable for the students' growth.

"It was about a year of preparation for the trip, with fundraising and getting the kids used to hiking and camping," she said.



"We took them on hikes and overnight camping trips. The kids were really great as well and planned hiking trips with their families and friends almost every weekend in the lead up, and helped a lot with the fundraising as well."

"The trip was open to whoever wanted to go and, in the end, we got eleven students from years eight, nine and ten who were really committed and did such a great job."

Balmoral State High School plan to take another group of students to Cambodia in the coming years.



Established in 1995, George's has been cutting and styling the hair of men and boys in Bulimba and surrounds with personal service and great haircuts.

**GEORGE'S**  
**BARBERSHOP**

Present this ad  
to receive \$5 off  
men's haircut  
Valid until 01/04/2020

NO APPOINTMENT REQUIRED  
4/147 OXFORD STREET, BULIMBA  
07)3899 3212

# What's On Events

## Norman Park Bowls Club

### Community Fun

Get thinking with Harry's Trivia every Wednesday and Thursday from 7pm at Norman Park Bowls Club. Entry costs \$4 and there are prizes to be won. If moving is more your thing then get involved with the Community Line Dancers who meet at the club most Wednesdays from 9.30am. The club will also run weekly social bowling competitions every Thursday from 5.30-7.30pm at their Thursday Roll Up event. Entry to the competition is \$10 and there will be a cash prize for the winner with the remainder of the fee donated to charity.

## Bulimba Golf Club

### Foodie Fare

Whet your tastebuds at the New Zealand Food and Wine Fest at Bulimba Golf Club on Saturday, 7th March from 3-9pm. Enjoy the sounds from musical group Koi Boys and entertainment from New Zealand dancers while sipping on delicious wine and feasting on gourmet food. Bring along a picnic blanket and settle in for an afternoon of fun. Entry is \$5 to book online or \$7 at the gate.

## Balmoral State High School

The school is preparing to host two Japanese Study Tours during March. Saidaiji High School will visit from March 9-17, and Tezukyama Group will be welcomed to the school from March 19-30. Students will share their knowledge, cultures and traditions in what will be a great learning experience for all.

## Key Notes Music

### Perfect Piano

Learn to sing, perform, read and play music at the Group Piano Program at Key Notes Music, Hawthorne. Children aged 5-6 years can join the Little Keynotes class on Saturdays at midday. Budding musicians aged 6-11 years have the chance to join a new Storytellers class running at 2.45pm. All new participants are entitled to a three week trial of the classes. More information phone 0410 704 385.

## Bulimba Hockey Club

### Launch Party

Celebrate the merging of the men's and women's hockey clubs at the Season Launch at Sea Legs Brewing Co. on March 8, at noon. All are invited to the fundraising event to help support the club. Tickets start at \$20 for children and \$30 for adults, and include some drinks. For more information visit the club's website.



## Morningside Panthers

### Get Social

There are plenty of things to keep you busy at the Morningside Panthers, with community events running all week. Put your thinking cap on and sign up for free Trivia on Wednesdays at 7pm and compete for the chance to win prizes.

Join in the fun of Bingo on Tuesday and Friday mornings from 10.30am, there will also be prizes up for grabs. Wind down the week with live music and a free jumping castle at a family friendly night of fun every Friday at the club. For more information visit the club's website.

## Morningside State School

### School Events

Morningside State School will host a number of events throughout the month, starting with their Cross Country on March 17. The Junior School will participate in a Fun Run on March 24, and Year 5/6 Maths Games will be held on March 25.

## Norman Park State School

### What's On

The Norman Park State School & District Swimming Club (The Dolphins) will hold their Swimming Carnival at the school on March 8. Students will be invited to join in the fun at the Book Fair hosted by the library on March 17-20, while Years 4 and 5 students will jet off to camps later in the month.

The Year 4-6 Gala Sports Day will also be held on March 27.

**Happy HOUR**  
TUES - SUN 4PM TO 6PM

\$5 house wine  
\$6 tap beer  
\$10 cocktails

**KING CRAB CO.**

1/161 OXFORD ST, BULIMBA  
Phone: 07 3162 9808



# vietnamese **mint**



**CHILLI JAM  
CHICKEN**



**PAD SEE EW**

Dine In | Takeaway | Licenced  
180 Oxford Street Bulimba - 0451 733 577



# New twist at Ambrosia - Ahmad Ebadi



THINGS are changing for beloved Oxford Street café and restaurant Ambrosia & Co, as we say farewell to long-time owner Nicole Cottrell, who has sold up to travel around the Mediterranean, back to the food that inspires her.

Regular patrons need not fear as the café isn't going anywhere with accomplished chef Ahmad Ebadi stepping up to take over the reins.

Ebadi has more than a decade of experience in the food and hospitality industry, with a particular interest in Mediterranean food, making his start at former West End Greek institution Char Char Yiros.

The chef said it was time to do something for himself after spending many years running restaurants for other people.

"I have been working in Mediterranean food for ten years in different restaurants, with big chefs as well," he said.

"After four years at the Greek restaurant in West End I started with a new company that was Greek as well, called The Yiros Shop.

"I worked at the Canon Hill shop for three years, I was manager and head chef there."

"Then I changed to a big company. They had eleven restaurants and I was chef in all of them."

"They had restaurants of all different cuisines – Italian, French, fast food, café – and you had to know all the foods from all those restaurants. I would say it was over 200 foods."



"In those ten years I opened a lot of restaurants for my bosses, so I thought I should do it for myself."

Ambrosia customers can rest assured they are in good hands with Ebadi being a self-confessed fan of the restaurant.

The chef, who lives in the northside suburb of Bridgeman Downs with his wife, 19-year-old son, and newborn baby, said he and his family would travel to Bulimba regularly just to dine at Ambrosia

"I was a customer here – twice per month we'd come and have food and drink and we loved it," he said.

"I heard Nicole wanted to sell the shop, and I thought that was a good opportunity for me." The café serves up traditional breakfast fare with added flare - like an egg benny with truffle hollandaise, toasties with provolone, prosciutto and capsicum, Turkish-inspired fritters and Cypriot bagels.

Ebadi said he would take great care in adding anything to the menu, which is already loved by many.

"I don't want to change anything they're already doing; everything is great the way it is," he said.

"I will add some dishes with my influences on them and try and incorporate some more vegetarian and vegan options as well."



# Why FOMO is making you unhappy

BY HIDDY FLETCHER

**H**ave you heard of FOMO? If you have tweens or teens, you'll probably be familiar with the term, but it's not just our kids who are suffering from fear of missing out.

In our hyperconnected world of instant messaging, a 24-hour news cycle and the constant dings and pings of social media and email notifications, it's becoming harder than ever to switch off from the outside world and focus on what's right in front of us.

So, what's the solution? How do we overcome the insidious, time wasting, joy-sucking FOMO and tap into what's happening around us right now, in this very moment?

I think it's the simple act of flipping the idea on 'missing out' on its head and embracing the joy of missing out.

Yep, JOMO is the solution to FOMO.

Think about it for a sec. If you switched your phone off for an hour, would you really be missing anything? Do you truly care about what's on your Instagram feed, or has it simply become a habit?

Think about what you could do with that hour instead. You could:

- Read a book
- Take a nap
- Bake a cake or play french cricket with your kids
- Get into nature. Take a walk or go for a swim
- Go to bed an hour earlier and get some precious sleep
- Do nothing! Put your feet up and relax

Start by taking regular tech breaks. You'll be amazed how much you recharge when you put the devices away. You'll be more present and notice what's going on around you more.

What about some other ways to embrace JOMO?

How about saying no to that event you don't want to go to? Think about how good that would feel.

Keep your schedule minimal. Don't feel obligated to say yes to everything. Guard your time, because it's precious. Not only will you have more energy, but you'll also have space to say yes to more of the things you really want to do.

It might be a challenge to say no when you're used to saying yes, but the relief you'll feel when you get to choose what to do with that time instead – that's totally worth it.

Do you really want to go to that party on Saturday night, or would you rather get up early and go for a family bushwalk on Sunday morning? Saying no to some things, gives you space to say yes to others.

Embracing the joy of missing out is a brilliant way to slow down in your life and be more present and mindful. The key to stopping FOMO in its tracks is realising what you gain when you miss out. I guarantee you, when you stop the mindless scrolling, lighten your schedule and truly slow down in your life, you'll miss out on nothing and gain so much.

## Bio

*Hiddy is a digital educator, minimalist, mum and overcomer. A Queensland country girl at heart, she now lives just south of the border near Byron Bay on a little bush property where she rides horses, practices yoga and creates life-changing digital courses to help women banish busy and overwhelm.*

*Hiddy started her career as a hairdresser, before moving into the exciting world of IT and digital education, travelling the globe teaching hairdressers and beauty therapists to use industry software platforms to achieve better business productivity.*

*Now Hiddy uses her tech skills and life-experience to empower busy mums to make positive change, embrace slow and live large with less. Sign up for a great FREE gentle start to slowing DOWNLOAD today at [www.hiddyandco.com](http://www.hiddyandco.com)*



# A NEW sector of the property scene is set to change the real estate game and one man is leading the way.

*We spoke to buying guru Darren Piper to get the low down on what exactly a buyer's agent is and why they're important in the industry.*

**T**he former real estate agent owns and leads Universal Buyers Agents, a company designed to take the hard work out of buying a home, through their services.

Piper began his real estate career in 2014, working for an independent firm in the New Farm and Teneriffe area, and after a couple of years realised his skills could be used elsewhere.

"I got to a point where I just wanted to have my own business and break into a part of the real estate sector that was different – that being the buyer's agency space," Piper said.

"I started Universal about four years ago now and have not looked back."

"Going back three or four years ago there were about 350 buyer's agents in the industry, and now it's up to about 1100, so the market is growing."

"The biggest challenge we face is education and awareness - to let people know we actually exist, and what we do."

"Essentially, we are there to exclusively represent the buyer and the transaction, and not the seller."

"So, a buyer will engage us, we'll establish a brief, and we'll go out there and do the searching, sourcing, inspecting and negotiating on behalf of the buyer."

"At the end of the day we're there to make sure what we're buying matches the brief. We get access to a lot of off market property too which is a value add, and save the client time and money."

After moving to Brisbane at the age of two, Piper took up a fascination with the city, spending most of his time in the inner suburbs.

The buyer's agent told Oxford Magazine he enjoyed the variety that came with the buying world in comparison to the selling market.

"I guess the difference is the selling space is much more competitive and you're working a local patch in specific suburbs," Piper said.

"The thing I really enjoy about the buyer's agent space is you get more variety."



"At the moment we've got clients in our books with \$300,000 to spend, up to about \$4.5 million, and that's across Brisbane, Gold Coast and Sunshine Coast."

"You have to stay across multiple market as opposed to one patch, and I find that a lot more interesting."

"I think we're heading towards a market where a large portion of buyers, regardless of brief, budget or location, will want or need assistance."

"We've got more contacts in the local marketplace than any other buyer's agency, we buy more and we get access to a lot more properties off market or pre-market."

"We really do it all, and we're here to help."





*dreams*  
DO COME  
*True*



**DREAM EGGS ARE BACK THIS EASTER!  
VEGAN FRIENDLY AND PACKAGE FREE**

**THE SOURCE BULK FOODS BULIMBA**

126 Oxford Street, Bulimba



THESOURCEBULKFOODSBULIMBA



@THESOURCEBULKFOODSBULIMBA

INSTORE WHILE STOCKS LAST



the source  
BULK FOODS

# 7 Things to do at the library

It's easy to forget that libraries are about more than books and study, and with 33 Council libraries across the city – and Bulimba Library just a stone's throw away – you might even be surprised about how much there is to see and do.



Whether you're looking to connect with others, tune out, wind down, or simply hide from the world, read on for our pick of cool things (other than reading) you can do at Council's libraries. Best of all - they're free!

## 1. Get connected

There are few better words to hear than 'free Wi-Fi' and you can surf the web on your own device all you want at your local library. You can also access free internet on a library computer. All you need is a free library membership and you're good to go!

## 2. Get your green thumb on

Whether you're a self-proclaimed plant parent, a budding florist, or simply feel like getting your hands dirty in the garden, libraries across the city, including Bulimba Library, host a variety of green and gardening workshops throughout the year. Keep an eye on Council's online events calendar to find out when Bulimba Library is hosting a workshop!

## 3. Take a step back in time

You probably know the library has an abundance of history books and resources, but did you know you can experience a blast from the past on a whole different level?

Get local and discover Bulimba's very own history by joining the monthly Bulimba and District Historical Society, marvel at the city's past using Brisbane Images, and reveal family secrets with Ancestry online at the library.

## 4. Perfect your prose

Is there any better inspiration to get your writing juices flowing than being among books? With so many writing groups and workshops happening at libraries across the city, you're bound to find one to bookmark. Keep an eye on the Lord Mayor's Writers in Residence program for your chance to meet your literary idol.

## 5. Are you a night owl?

Finding your calm in the library doesn't have to mean being glued to a book (though there's nothing wrong with that). Did you know that Brisbane Square Library is now open until midnight on Wednesdays and Fridays? Catch a



ferry or CityCat across the river and drop-in for live music, amateur art classes, a knitting and crochet meet up, or study using free Wi-Fi and comfortable spaces. Check out our What's On calendar for a full list of upcoming events for Brisbane Square Library Up Late.

## 6. Start them young

Looking for something to do with your little ones? Leave it to the library. Whether it be a magical story time or something more energetic (think singing, dancing and clapping), all of Council's libraries, including Bulimba Library, host a whole range of childrens' activities designed to help your child's pre-literacy, communication, language and social skills.

## 7. Top the class

Tricky homework getting you down? Have an assignment that just isn't making sense? No need to stress. Libraries aren't only smart about books, they're brainy too! They can help you navigate the 1.4 million items in the library collection and show you how to make the best use of the other resources to ensure you ace your studies with ease.

## See you at a library soon

Council is dedicated to a liveable city, creating more leisure options and better facilities and venues for all ages to enjoy. Visit your local library to join, renew, or borrow books, and use the many resources on offer.





# Ask a Pollie

**W**HO is responsible for the maintenance of the footpath?

By law it is Council property, but if it is attached to your house, are you rid of total responsibility?

A resident contacted us who recently tripped on a broken and uneven footpath in our neighbourhood.

The concrete of the footpath had been damaged and was a clear hazard to anyone, as is evident in the photos below.

Luckily, our reader was able to recover from the fall but it could've been much worse.

What if it happened to someone elderly?

On behalf of our locals, we're posing the question to Brisbane City Council and our representative Councillor Kara Cook.

Cr Cook's office have said they will pose the question to insurance brokers and we are hoping to hear back.

There are many streets with uneven footpaths, or footpaths that simply end at the wrong spot.

All it takes is one movement for something seriously harmful to happen.

So, what do you think? Where does our responsibility end and Council's start?

Is it the property owner's responsibility to ensure these things are fixed, or should Council be held fully responsible?

Is there anything you want to ask your local politician?

Send in your thoughts and experiences to: [paul@oxfordmag.com.au](mailto:paul@oxfordmag.com.au)





# Food with a WOW factor

Only seven months on the street and the WOW Breakfast café has already made its mark, attracting customers from far and wide.

The Oxford Street café is an Instagrammers dream with leafy green plants scattered through the crisp interiors, and food plated in a way that could make anyone drool.

Owner and head chef Kent Te-Hao, and his designer partner Chrissy, are the creative brains behind WOW which is rapidly gaining a foodie following.

The couple has the market picked, serving delectable morsels like crab omelette-stuffed croissants, a fresh take on an eggs benny which features an avocado hollandaise, and a cob loaf- style egg dish.

The minute you walk in, the lighting, merchandising and internal design is very impressive, showing off Chrissy's eye for design.

Kent's dishes have customers licking their lips, with the introduction of high teas bringing in even more custom.

The talented pair have nailed the market by offering a dog-friendly area so patrons can dine with their best mate.

If you haven't checked out the café already, make it a destination for your next brunch - it's sure to make you say "wow!".



A unique considered range of toys, games & puzzles for all ages!

Complimentary Wrapping • Open 7 days

Shop 4, 151-153 Oxford Street, Bulimba  
(in the arcade behind Willes Fine Foods)  
Shop online at [www.crackerjacktoys.com.au](http://www.crackerjacktoys.com.au)  
T: 0409 255 404



# Property Report

As anticipation builds in the community for the Bulimba Barracks transformation, next month we look at the impact that regenerating an area can have on the homes and communities near redeveloped areas.

Research shows that new construction is generally expected to create positive externalities and that people are prepared to pay more than previously for location in an area where the benefits of living in that area have been increased.\*

The recent transformation of Byron St, Bulimba from an industrial area featuring shipyards and local industrial businesses to an absolute riverfront lifestyle destination, is demonstration that gentrification can increase the desirability of a residential area.

The regeneration of the Gasworks in Newstead, Cutters Landing in New Farm, Hamilton Reach and Portside in Hamilton and West Village in West End are also examples of previous industrial sites that have been given new life through redevelopment.

These developments increased the desirability and value of the real estate in and around them, thanks to the increased amenities and gentrification they have delivered.

**Next month** we examine what this may mean for the Bulimba Barracks site and its surrounds.



## 58 Bilyana Street Balmoral

5 BED 3 BATH 2 CAR + POOL

Offers over \$1,800,000

The epitome of timeless elegance, this American-style five-bedroom, three-bathroom family home boasts incredible street appeal. On its ground floor, an impressive kitchen with Calcutta marble touches connects to a family/media room and an outdoor deck area and pool. There is also a separate formal living and dining area, plus dual car garage and a main bedroom with ensuite. Upstairs, a large master suite includes grand ensuite and custom-built dual walk-in robe. Finishing the residence is an additional living area, a main bathroom and three main bedrooms with walk-in robes. Situated in one of Brisbane's most sought-after suburbs, this prestigious address falls within the catchment areas for excellent schools.

Carla Haddan 0411 300 660

[carla@eplace.com.au](mailto:carla@eplace.com.au)

## BULIMBA AGENT OF THE YEAR 2019



Helping people find their happy place since 2003





# LISA 'S LEASING OVER 1800 PLACES LEASED

Who do you trust with  
your investment?

**LISA PERRUZZA 0448 015 935**



# PLACE

**PLACE BULIMBA** lists, sells and auctions more property in Bulimba, Balmoral, Hawthorne, Norman Park, Morningside, Cannon Hill, Camp Hill, Murarrie & Seven Hills than any other agency.

— We outsold our competitors in all these suburbs. —

**BULIMBA +64% | BALMORAL +187% | CAMP HILL +305%**  
**CANNON HILL +275% | HAWTHORNE +87% | MORNINGSIDE +31% | MURARRIE NO.1**  
**NORMAN PARK +512% | SEVEN HILLS NO.1**

The sales team at Place Bulimba are dedicated to helping our clients find their happy place.





**BALMORAL** 30A Taylor Street

5 3 2 513

### COOL CONTEMPORARY FAMILY ENTERTAINER

- Contemporary design, elevated block
- Impressive entertaining pavilion with built-in BBQ kitchen
- Light and airy open floor plan extending to a balcony
- Rumpus with built-in bar, wine cellar, luxe master bedroom
- Walk to Oxford St, Bulimba SS and the Brisbane River, 5kms to CBD

**SOLD**

Tony O'Doherty 0466 442 674  
Luke Batchelor 0432 448 147

**belle**  
PROPERTY

[belleproperty.com/RH191261](https://belleproperty.com/RH191261)





**BULIMBA** 162 Brisbane Street

3 1.5 2 825

### THE MOST CHARMING HOUSE ON THE MARKET

- Updated Queenslander with loads of charm
- Large separate office/granny flat at rear
- Plenty of level grassed areas and wide side access
- Central kitchen/living and dining area flowing out to a rear deck
- Enormous 825m2 block in prime Bulimba growth hotspot

**SOLD**

Tony O'Doherty 0466 442 674  
tony.odoherty@belleproperty.com

**belle**  
PROPERTY

[belleproperty.com/RH191261](https://belleproperty.com/RH191261)





**BULIMBA** 13 Bulimba Parade

5 3 2 450

### ARCHITECTURALLY-DESIGNED EASY FAMILY LIVING

- Architecturally-designed, quiet cul-de-sac
- Functional family layout, outdoor bbq area
- Open-plan kitchen/dining, separate lounge
- Smeg & Miele appliances, butler's pantry
- Metres to Oxford St, ferry, bus & golf course

**View** As advertised or by appointment

**For Sale**

**Tony O'Doherty** 0466 442 674  
tony.odoherty@belleproperty.com

**belle**  
PROPERTY

[belleproperty.com/RH191261](https://belleproperty.com/RH191261)





**HAWTHORNE** 75 Elliott Street

4 4 2 506

**FOR THOSE WHO WANT IT ALL...**

- Expansive open living area framed by soaring ceilings
- Designer kitchen with sleek stone benchtops
- Private alfresco - seamless indoor/outdoor connection
- Stunning resort-style grounds with sparkling pool
- Deluxe media room plus separate upstairs family room
- Prestige location in the River Avenues of Hawthorne

**SOLD** \$2,118,888

**Tony O'Doherty** 0466 442 674  
tony.odoherty@belleproperty.com

**belle**  
PROPERTY

[belleproperty.com/bulimba](https://belleproperty.com/bulimba)





#1 Buyers Agent  
in Brisbane and the Sunshine Coast



SAVE TIME 

EXCLUSIVE ACCESS TO OFF MARKET PROPERTIES 

WE NEGOTIATE ON YOUR BEHALF 

WE COMPLETE ALL RELEVANT DUE DILLIGENCE 

MULTIPLE SERVICES TO SUIT YOUR BUDGET 

**DARREN PIPER** | 0423 853 771 | [darren@universalbuyersagents.com.au](mailto:darren@universalbuyersagents.com.au)



**Contact us today for a no obligation chat**

0423 853 771 | [darren@universalbuyersagents.com.au](mailto:darren@universalbuyersagents.com.au) | [www.universalbuyersagents.com.au](http://www.universalbuyersagents.com.au)



# ONE BULIMBA RIVERFRONT

Downsize to more.



**LIMITED OPPORTUNITIES REMAIN FROM \$1.6M. INSPECT TODAY.**

**LARGE RESIDENCES | NORTH-FACING VIEWS | STUNNING LAP POOL**

**CONSTRUCTION COMPLETE. FEW PENTHOUSES, APARTMENTS & TOWN HOMES REMAIN.**

**DISCOVER LUXURY ON BULIMBA'S ABSOLUTE RIVERFRONT TODAY.**

Display Apartment: 39 Byron St, Bulimba | [onebulimbariverfront.com.au](http://onebulimbariverfront.com.au)  
Open 10am - 2pm Tues - Sun. Private & Twilight Inspections by appt.

**SIMON MILLER | 0411 220 284**

**BRAD MILLER | 0421 812 288**

**TRACEY VAN DYK | 0407 596 224**



**VELOCITY PROPERTY GROUP**  
VISION INTEGRITY LIFESTYLE



# DUKE

REALTY

*For Us, It's  
Personal*

**CITY SLICKERS  
GO COUNTRY:**

Selling Sarina as a  
country boy returns  
home

**COUNTRY ROAD,  
TAKE ME HOME**

The difference between  
selling a property and a  
lifestyle

**DUKEREALTY.COM.AU | SAM PATTERSON | 0401 240 042**