

The ocean provides a dramatic backdrop for the second hole of The Cut, at Port Bouvard.

MAUREEN EPPEN

With several world-class golf courses and plenty of great beaches, it's not surprising the area from Port Kennedy to Port Bouvard is known as the golf coast.

The combination of white sand, blue sea and green fairways has lured buyers with blocks and houses close to the beach and overlooking golf courses attracting maximum prices.

Secret Harbour combines a world-class golf course with one of the metropolitan area's best surfing beaches.

Satterley Property Group chief executive Nigel Satterley said the quality of the golf course had been a magnet for land buyers since the estate was launched.

Three of the best seven blocks at Spyglass Hill, with golf course and ocean views, remain for sale from \$690,000-\$745,000, and other Spyglass blocks are priced from \$222,500. Lots in the nearby town centre are from \$171,500, and five complete two-storey homes are priced from \$649,000.

Mirvac WA chief executive Evan Campbell said properties close to golf courses, including those at Meadow Springs, had traditionally attracted solid growth in values.

"Not everyone who buys golf course frontage land or homes plays

the sport — many just appreciate having open landscaped green space that they don't need to maintain at their doorstep," Mr Campbell said.

Fairway Retreat, overlooking the 17th hole at Meadow Springs, had blocks from \$153,000, including course membership and \$10,000 potential early settlement rebate, and two-storey new homes at Portrush Green, close to the course, were

seeking the serenity of a golf course lifestyle," Mr Sadleir said.

At Port Bouvard, there are spectacular ocean views from several holes at The Cut, where luxury apartments in the Oceanique complex are selling fast and developer Port Bouvard Limited has sold all single lots overlooking the course plus 30 villas at the Links.

Joint chief executive John Wroth said another group housing site for

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JOHN WROTH

priced from \$369,000, including incentives up to \$20,000, he said.

At The Fairways, overlooking Mandurah Country Club in Halls Head, Cedar Woods has four of 25 town houses left, priced from \$439,000-\$575,000.

Managing director Paul Sadleir said residents at The Fairways benefited from the location, with views across the undulating course and a close association with native animals that inhabited the course, including plenty of kangaroos.

"Many buyers are in the mature group and have come from the local area, others are from across Perth, plus a few retirees from England,

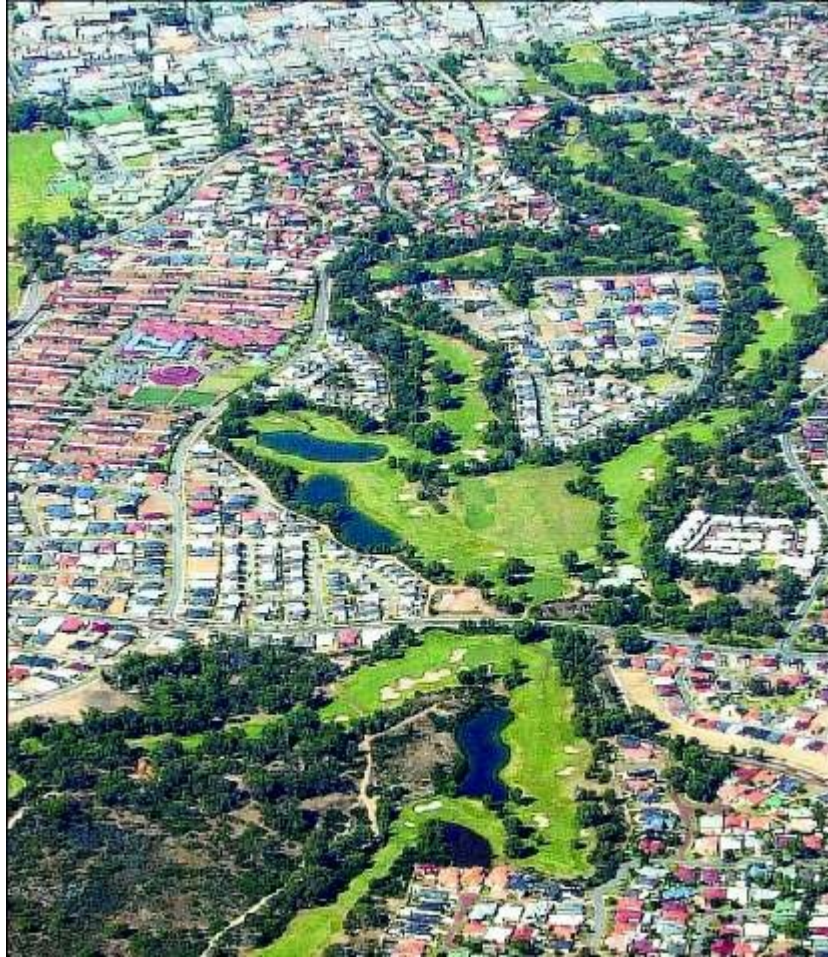
39 villas would be developed at Southport, and investors were sought to develop a five-star hotel.

Contracts had been written for 43 of the 67 apartments at Oceanique, with remaining apartments priced from \$1.31 million and completion due about the middle of next year.

"Anecdotal evidence suggests only a small percentage of people who buy homes overlooking golf courses actually play the game," Mr Wroth said. "Many buy a home or land overlooking a golf course because of the amenity this offers — it's like having a manicured garden beyond the backyard, with somebody else looking after it."




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An aerial view of Mirvac's Meadow Springs estate at Mandurah, which surrounds the 18-hole golf course designed by Robert Trent Jones Jr.