

State of the Market – Sunshine Coast

DATE Thursday 2 September 2010
TIME 4:15pm for 4:30pm – 6:30pm
VENUE Events Centre @ Maroochy
 Maroochy RSL, Level 1
 Memorial Avenue, Maroochydore

PROGRAM
 4:15pm Registration
 4:30pm Presentation
 6:15pm Questions
 6:30pm Close & Refreshments

SPONSORED BY



REGISTRATION FEES (inc gst)
 Members \$50
 Non-members \$75
 API Student Members Free#

CPD POINTS 2

Registration fee includes refreshments at conclusion of seminar

In the wake of the financial crisis (FC) our property markets have altered course but what does this mean for the Sunshine Coast?

Whilst some sector markets, such as industrial leasing, are 'bubbling along' others are depressed, which is evidenced by the dearth of occupants for geographically challenged retail shops.

The Sunshine Coast investment markets are equally diverse with recent neighbourhood shopping centre sales reflecting yields (in the low 7% range) commensurate with pre FC levels, which starkly contrasts the 200 basis point softening for selected retail strata's within the Mooloolaba and Maroochydore town and city centres.

Even within a specific market sector we can have two distinct markets, such as office leasing in Maroochydore v Kawana. It's almost a tale of two cities (activity centres) with steady activity in one and an emerging face and effective rental environment in the other.

From a residential perspective a home on the Sunshine Coast was expensive pre the FC which did not bode well for future price growth. During the crisis the market for lower priced housing momentarily improved on the back of the first home owners stimulus and the mid priced market saw a period of increased activity (late 2009), however parts of these markets are now 'tough as old boots'. The prestige residential market corrected, by up to -30%, during the financial crisis and remains the province of opportunistic buyers.

If these comments sound confusing, interesting or like an opportunity to invest, then come and join our local industry experts in deciphering property market directions for the Sunshine Coast.

PRESENTERS

Matthew Gross

Founder - National Property Research

Peter Degotardi FAPI

Valuer - Herron Todd White

Paul Day

Research Director - Savills

Steven Boyd AAPI

Lecturer - University of Sunshine Coast / Retail Property Consultant

Nick Dowling

Managing Director - Colliers International (Sunshine Coast)

Further information on API Queensland CPD Events open for registration is available at www.api.org.au. For more information on the Qld CPD Program please contact: Julianne De Groot phone (07) 3832 3043 or email jdegroot@api.org.au

CONTINUING PROFESSIONAL DEVELOPMENT

The Australian Property Institute (API) is Australia's leading association for property professionals. The Institute represents practitioners in all aspects of the property industry including valuation, management, finance, law, investment, consultancy, development and research. The API has over 8000 members in Australia, with over 1600 members in Queensland.

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Registrations close: Tuesday 31 August 2010

This document will be a **TAX INVOICE** for GST when fully completed and you make a payment. Please retain a copy for your records. All prices are GST inclusive. ABN: 49 007 505 866



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Other Information

To register

Fax, email or mail this form to the API using details at the base of the page. Registrations must be received at the API by the closing date noted at the top of registration form.

Student Registrations

* Free student registrations are available only to financial API Student Members. API Student Members may attend up to three (3) free events per calendar year.

Payment

Payment can be made by credit card or cheque. Payment cannot be accepted at event. Forward cheque payments by mail.

Registration and Cancellation Policy

Registrations are accepted in order of receipt to the maximum number of attendees, including unpaid registrations. A registration form received without payment is confirmation of attendance and will incur cancellation fees in accordance with the cancellation policy. A full refund will be issued to registrations cancelled in writing no less than three (3) working days prior to event. Cancellations made within three (3) working days of event, are non-refundable.

Registrations are fully transferable to another person, however, if a member transfers registration to a non-member the difference in registration fee is payable. Details regarding this event were confirmed and correct at the time of printing / promotion. The API reserves the right to cancel, postpone or amend the event at any time if required. If the event is cancelled the API's liability is limited to the refunding of registration fees. The API does not accept responsibility for loss of travel and/or accommodation expenses.

Privacy Policy

The Australian Property Institute (API) requires the information provided by you on this form in order to administer and manage your registration and provide the Continuing Professional Development (CPD) event to you. If you do not provide all the relevant information then the form may not be processed. Please also note that the Institute may provide your personal information to third party service providers or with selected event sponsors in order to conduct the CPD event. Generally speaking, you can access your personal information by contacting the API. If you wish to access your information or have any queries in relation to the manner in which the API handles your personal information, please look at the API's privacy policy on our website (www.api.org.au)

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Special Dietary requirements _____

If you wish to register additional delegates please complete below:

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Phone _____ Mobile _____

Email _____

Special Dietary requirements _____

API Member API Student Member Non-member

Name _____

Company _____

Full Postal Address _____

Phone _____ Mobile _____

Email _____

Special Dietary requirements _____

PAYMENT OPTIONS

1. **Please charge my** MasterCard Visa AMEX

Card Number: _____

Name on Card: _____

Expiry date: _____ Amount: _____

Cardholder's Signature: _____

Today's Date: _____

2. **I enclose a cheque** (payable to API) for a total of \$ _____ Today's Date is: _____

RECEIPT

A tax invoice / receipt for your registration will be issued **via email** when registration payment is processed by the API