



TEMPO Lifestyles

A HOLIDAY MESSAGE FROM THE TEMPO TEAM

Welcome to the December edition of Vibe. From all the team at Tempo Lifestyles, we would like to thank everyone who has supported us over the year.

Christmas is a time when we all get together and enjoy the company of friends and family. It is one time that we can really stop and think about who and what we have in our lives.

We wish you all a safe and happy holiday season filled with joy, good food and a generous visit from the jolly man and we look forward to seeing you all in 2009.

Our Tempo Lifestyles Bucasia Display Centre will be closed from the 19th of December to reopen on the 12th of January.

TEMPO PROPERTY CENTRES

Tempo Lifestyles Property Centres have opened in Mackay and Airlie Beach. In prime and accessible locations, the new property centres will be showcasing Tempo Lifestyles' two current developments – Bucasia Beach Resort and Spa in Mackay and Airlie Beach Luxury Holiday Homes.

If you haven't already dropped by, come in and have a coffee with one of our friendly staff. New faces are always welcome at Tempo Lifestyles' regular evening get-togethers where you can relax over a few drinks and delicious canapés.

We are also pleased to announce that Ray White have been appointed as Sales Agents for Tempo Lifestyles and you can meet them in our Airlie Beach Display Centre.

MACKAY:

Shop 6, 31 Wood Street
ph: Heather Glasziou 07 4953 5543

AIRLIE BEACH:

293 Shute Harbour Road
ph: Steve Marks 0423 790 850

BUYER PROFILE - BUCASIA



Name : Farideh Coory
Occupation:
Office Manager,
Crone Skou Architects,
Current native soil:
Brisbane, Australia
What do you find
appealing about
Bucasia Beach?

Idyllic surrounds adjacent to an area that can't be developed.

What attracted you to Tempo Lifestyles?

Complements my philosophy in life ... looking after oneself, beautiful and harmonious surrounding ... a place for my family to spend quality time together.

What is the best way to spend free time?

By spending time with people you care about, having time out to relax and recharge your batteries in a great environment.

tempo time...

Being in a state of "Flow"

Have you ever heard of people talking about being in their "flow?" Creative people often refer to their peak levels of performance when they are enjoying a unified flowing from one moment to the next.

A "heightened state of consciousness" when things just seem to happen, and time almost stands still

Flow is most likely to happen when you have four characteristics:

1. Doing something where your skill matches the challenge of the task.
2. When the goal is clear
3. When there is feedback on how close you are to achieving the goal
4. When you are free to fully concentrate on the task

When you can align these 4 areas, you are most likely going to be lucky enough to experience what has been described as a feeling of competence and control, a loss of self-consciousness and you will become so absorbed in the task, you will lose track of time.

So next time you are in the middle of a task, instead of struggling with where you are at, fighting the moment, let go and enjoy it, and see where the flow takes you!

www.tempolifestyles.com.au
1800 66 88 85

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BUCASIA BEACH RESORT & SPA

Since the launch of the exclusive five-star beachfront resort on October 31 2007, an impressive total sales transactions to the value of \$18,873,294 have been achieved. These investors are represented by local business people, mining employees and investors from Sydney and Brisbane. New plans have been prepared to further enhance the facilities. We have increased the size of the central facility to include a private dining room/function area and these can be viewed online at www.tempobucasia.com.au.

A lease back is now on offer to current and future investors. This lease offers a minimum 4% Nett Return, with demand for hotel and resort accommodation on the increase, the expected Rate of Return is likely to be in excess of 8% Nett. The Lease gives investors comfort that they will cover the majority of their costs regardless of occupancy levels. With interest rates falling and expected to fall further, this is a very attractive offer and has been well received. Construction is planned to go ahead in the first half of 2009.

Keep an eye on our website for updates and activities - www.tempobucasia.com.au

AIRLIE BEACH LUXURY HOLIDAY HOMES



There's been plenty of interest in Tempo Lifestyles' newest development, which features 50 luxury holiday homes within the prestigious new Mt Whitsunday estate at Airlie Beach. Plans for Tempo Lifestyles Airlie Beach include a selection of stunning holiday homes that are a mix of two, three and four bedroom, two and three level properties.

The five-star development has been architecturally designed by International firm Crone Skou Architects and offers investors a range of lifestyle properties that can be used as holiday homes or permanent residency. Holiday homes will be set around a dynamic central facility, which includes a 20 metre lap pool, spa, sauna and gymnasium, a world-class day spa and cafe. Corporate clients also will have access to business facilities.

The Whitsunday Shire Council approved the development on June 23. Tempo Lifestyles recently held a three-day photo shoot as part of a joint marketing campaign with Riviera Syndication for the project. The shoot featured international actress Ivana Milicevic who played Valenka in the James Bond film Casino Royale.

**Pre-launch prices now available,
for more information call Steve Marks 0423 790 850**

AIRLIE BEACH NEWS

Airlie's \$5 Billion boost

More than \$5 billion worth of development is underway in the Whitsundays, set to boost the growing economy and offer a new marina, function and golfing facilities. The incredible \$5 billion worth of real estate and infrastructure projects are now underway or at advanced stages of planning. This follows figures released at the end of December 2007 showing that the number of registered business had shown significant growth of 19% per annum over the previous five years.

Region set to receive new beach

Over 58,000 tonnes of sand has been sourced to create a new 250m stretch of beach set to open to the public just in time for Christmas. The beach will be accessible by a landscaped public promenade which will lead to a new public park and Council and Developers are in negotiations to provide stinger netting for the beach which will allow residents and tourists access to the waters all year round. This new beach will be a community asset and one for tourism also.

Tempo takes on Frocktails

Celebrating the peak of Whitsunday Reef Festival 2008 and fine fashion was Tempo Lifestyles Frocktails. Held around the pool at Deja Vu restaurant, Water's Edge Resort the sun set on 150 + of Airlie Beach's best dressed sipping champagne and enjoying the fine food, fireworks and fine fashion.

MACKAY NEWS

Mackay Region Steaming Ahead of Global Economic Downturn

The spectre of the global economic downturn may be spooking investors and businesses in other parts of Australia, but boom-town Mackay is steaming ahead with \$36 billion worth of projects under development in the region.

Latest figures from the Regional Economic Development Corporation (REDC) show the region's economy is still growing strongly, with investment in new projects increasing by 6.76 per cent on the last quarter. REDC chief executive officer Narelle Pearse said it showed the Mackay region has maintained its economic stability and growth for now.

"The Mackay-Whitsunday economy is performing very strongly at present despite the current unrest in global markets," Ms Pearse said.

Boom Two

Not only is Mackay's tourism market seeing great change and expansion but so too is the region's mining industry with analysts calling the growth phase 'Boom 2'. An estimated \$8.5 billion worth of mining projects planned to go ahead in the future is expected to create an estimated 15,000 new jobs and inject millions of dollars into the region's economy. Mackay and the Whitsundays are continuing their lead as one of Queensland's top travel destinations with dedicated tourism and lifestyle developments on the rise. Industry growth across the region has seen the demand for accommodation, both short and long term, surge. For the tourism industry alone there is an immediate need for an additional 1,200 beds with existing hotels and motels in Mackay currently running at around 95 percent occupancy.

Mackay airport, seaport set new operating records

New operating records have been set at both the Mackay airport and seaport.

More than 832,000 people passed through the Mackay airport last financial year, a 12 per cent increase on the previous year.

It is the seventh consecutive year of growth for the airport, which has just been sold to a consortium for more than \$200 million.

Movements through the seaport were also higher, with more than 1.2 million tonnes of grain, sugar, scrap metal and other commodities exported from the region.

Overall, the two facilities generated almost \$4 million in profit after tax, which is higher than projected totals.

BMA To Build Two New Mines

BMA is set to go ahead with the opening of two new mines near Moranbah. The first, Daunia will be an open-cut mine about 25km south-east of Moranbah, to begin mining in 2010 while the next one, Caval Ridge will be closer to town. The Daunia mine is set to bring around 750 new jobs to the region. BMA's goal is to export a further 20 million tonnes of coal a year for target countries China and India.