



# Coastal Living. Country Seclusion.



**BOTANICA**  
at Valdora

Announcing the extremely rare release of 20 expansive, residential blocks in the prime green corridor at the foot of Mt Ninderry.

Botanica's prized vantage between Yandina and Coolumb is the very apex of coastal living and country seclusion.

Although set in its own private and tranquil pocket, the Botanica release is at the geographical heart of the coast, directly connected to the finest schools, restaurants, shopping, hospitals and amenities.

Set for release by MBC Prestige, a name dedicated to offering only the very best of the Sunshine Coast, Botanica's selection of small-acreage blocks allow room to grow and an unrivalled quality of life, rest and recreation.

This rare land opportunity also combines with a rare opportunity to secure lots early at today's market prices, for a minimal deposit, without having to settle for 6 months.

# ACREAGE LIVING FROM \$255,000



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- Large blocks, competitively priced
- Lot sizes ranging from 4,184m<sup>2</sup> – 7,215m<sup>2</sup> (Average 5,531m<sup>2</sup>)
- Set in the established neighbourhood of Valdora
- 5 minutes from Bruce Highway
- 10 mins to Coolum Beach
- 10 mins to Sunshine Coast Airport
- 20 mins to Maroochydore
- 20 mins to Noosa
- Close to National Rail Network.
- Famous Spirit House restaurant nearby
- Based by the upper reaches of the Maroochy River
- Close proximity to Wappa Falls and Wappa Dam
- Geographical centre of the Sunshine Coast
- Close to Yandina and Eumundi markets
- Home to kangaroos and native birdlife
- Daytime views include lush rolling farmland and bushland
- Nighttime views include the lights of the coastal strip



MBC know the Coast better than anyone. For decades our projects have been at the forefront of the region's distinctive coastal style. Our success continues to be based on our unwavering focus to create the ultimate in coastal luxury.

To find out more about Botanica at Valdora and other premium projects visit: [www.mbcprestige.com.au](http://www.mbcprestige.com.au)

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