



DEVELOPMENT

Dawn breaks on Mermaid's horizon

A second Mermaid Beach offering from Mosaic Property Group is up and running after the developer turned the first sod at the site last week

ANOTHER crane will soon be appearing on the Gold Coast skyline after Mosaic Property Group turned the first sod on its latest project – Dawn – at Mermaid Beach ahead of schedule.

Work on the \$130 million residential tower – which has already sold out – has kicked off just as Mosaic's other Mermaid Beach offering, the \$128 million Bela by Mosaic, located mere metres away, starts to welcome its first residents.

Mosaic co-founders Brook Monahan and David Handley, Hutchinson Builders chairman Scott Hutchinson (who will be behind the build), Mermaid Beach MP Ray Stevens and several future Dawn residents braved cold and drizzly weather to gather on site in Peerless Avenue to mark the start of construction.

Designed in partnership with Plus

Architecture and Lat27 Studios, Dawn will comprise 85 two and three-bedroom apartments climbing to 30 levels.

Cantilevered balconies taking up almost 20 per cent of the total living space will be some of the biggest on the Gold Coast and will work to maximise ocean views beyond Hedges Avenue.

The weather on launch day may have been grey, but there will be nothing lacklustre about these apartments, where the focus is on luxury and amenity, with opulent finishes and bespoke detailing and craftsmanship to be evident throughout the build.

Amenities which include a concierge, pet wash station, storage, pool with in-water loungers, barbecue and dining areas, gym, sauna, steam room and fire pit, residents' lounge and wine cellar, will

offer residents resort-level living.

Mr Monahan said Mosaic is striving to create something exceptional in what is an iconic Gold Coast address.

"Dawn has been the fastest-selling project in our history," Mr Monahan said.

"It is a genuine testament to the consideration that went into designing a stand-out offering for buyers."

Dawn is Mosaic's fourth luxury Gold Coast release within two years, worth a collective \$345 million.

Following Bela, Elan in Kirra was released in late 2019, selling out within three months, while Mosaic's last release, Grace in Burleigh Heads, is also sold out.

But the story doesn't stop there, with Mr Monahan saying Mosaic had another \$100m in luxury projects to be released on the Gold Coast in the coming months.

