


An aerial photograph of a coastline. The ocean is a deep blue, with white-capped waves breaking onto a dark, rocky beach. Several surfers are visible in the water. The sky is a pale, hazy blue, suggesting a clear day. The overall scene is serene and scenic.

AUGUSTA

BY MOSAIC





An enriching and
vibrant lifestyle in one of
Australia's most sought-
after coastal locations.



With multiple award-winning projects to our name, Mosaic has perfected the art of delivering high quality, exquisitely-designed and superbly-finished residential properties across South East Queensland.

Our signature, holistic approach encompasses all aspects of research, design, development, construction and property management. This allows us to consistently deliver projects that set new benchmarks in residential living.

Proud to be one of Queensland's most awarded private property developers.





First Bay by Mosaic. Artist impression.



The Sinclair by Mosaic. Artist impression.



Elan by Mosaic.



Avalon by Mosaic.



Bela by Mosaic.



The Patterson by Mosaic. Artist impression.



Amparo by Mosaic.



Lorient by Mosaic. Artist impression.



Dawn by Mosaic. Artist impression.



The vibrancy and tranquility of Burleigh Heads.

Engagement and relaxation, energy and space, it's all in abundance in Burleigh Heads. A rich natural landscape makes it one of Australia's most adored coastal locations and among the most magnificent in the world.

Augusta's residents will bask in an ideal coastal lifestyle, with endless opportunities to connect with nature at their fingertips, from the ocean shoreline and waves to rock pools and national parks.



An aerial photograph of a coastal city, likely Chicago, showing a dense residential area on the left, a wide sandy beach in the middle, and the blue ocean on the right. The city skyline is visible in the distance. The text 'AUGUSTA' is overlaid in large white letters, and 'BY MOSAIC' is in smaller white letters below it. A thin white vertical line is positioned to the right of the text.

AUGUSTA

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AUGUSTA

Coffee & Cocktails

- 1 Borough Barista
- 2 Burleigh Pavilion
- 3 Commune Espresso
- 4 Hail Mary
- 5 Iku
- 6 Jimmy Wah
- 7 Justin Lane
- 8 Light Years
- 9 Magnolia Lane
- 10 Oakberry Acai
- 11 Nook Espresso
- 12 Paddock Bakery
- 13 Rick Shores
- 14 Rosellas
- 15 Social Brew
- 16 The Tropic

Boutiques & Produce

- 17 Bird on a Wire
- 18 Burleigh Saturday Market
- 19 Emporium on James
- 20 Emte.
- 21 Foodworks Burleigh
- 22 Golosi Food Emporium
- 23 Green Folk Botany
- 24 Sean Scott Collection
- 25 The Freedom State
- 26 The Fruit Shop
- 27 The Village Markets
- 28 Woolworths Metro
- 29 Your Organic Pantry

Beaches & Parks

- 30 Burleigh Heads Beach
- 31 Burleigh Heads Bowls Club
- 32 Burleigh Heads Mowbray Park SLSC
- 33 Burleigh Hill
- 34 Burleigh Golf Club
- 35 Ed Hardy Park
- 36 John Laws Park
- 37 Ocean View Track
- 38 Tungum Lookout

Education & Transport

- 39 Burleigh Heads Community Kindergarten
- 40 Burleigh Heads Library
- 41 Burleigh Heads State School
- 42 Bus No. 700 & 765
- 43 Bus No. 700, 765 & 777
- 44 Proposed Light Rail Stop

AUGUSTA

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John Laws Park – 700m



Ed Harry Park - 150m



Mowbray Park – 500m



Burleigh Beach - 100m



A dining destination that's
diverse and eclectic.

Burleigh Heads is at the forefront of South East Queensland's dining scene, with options to suit all tastes and budgets. From casual to award-winning fine dining, in the morning or until late in the evening, here you'll enjoy unforgettable culinary experiences.





Rosella's – 200m



Burleigh Pavilion - 550m



Light Years – 700m



Jimmy Wah's - 260m



Restaurant Labart – 360m



Iku Yakitori Bar – 250m

Canteen Kitchen – 400m



Social Brew - 200m



Tarte Bakery & Cafe – 210m



Rick Shores - 550m



A haven of artisanal boutiques, and beyond.

Burleigh abounds with retail delights and effortless convenience. For fresh food and dinner party preparation, James Street is a haven of gourmet providores, greengrocers and supermarkets, brimming with premium produce.

A plethora of artisan boutiques and eclectic emporiums are scattered along the streets, turning a short stroll into a memorable shopping experience.



THE Sun Lounge



Maison & Maison – 300m



Emte. - 350m



Golosi Fine Food Emporium – 300m



Bird on a Wire - 650m



Urban conveniences at your fingertips.

Burleigh Heads isn't just cultured; it's incredibly convenient and well-connected. A highly efficient transport network provides direct links to the Gold Coast's major centres and Brisbane, while world-class education and healthcare is just minutes away.



Second Avenue Light Rail Stop – 280m



Marymount College - 2.3km



Burleigh Beach Bus Stop - 250m



Robina Hospital - 7.5km





Artist impression only. The final product may differ. Landscaping indicative only. Refer to back page.



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Welcome to Augusta by Mosaic

I am proud to unveil our second Burleigh Heads release within 12 months. This spectacular follow up to the sold-out Grace by Mosaic boasts a timeless, singular design that is as beautiful as it is functional, within reach of all you could ask for and more.

Augusta by Mosaic is a finely curated collection of homes that offer world-class form and finish. Spacious open plan living spaces are thoughtfully crafted and finessed to emphasise luxury, comfort, minimum maintenance, and of course, breathtaking views.

An ideal coastal sanctuary, Augusta is a place to escape, but with the benefit of being a short stroll to all of Burleigh Heads' superb and abundant lifestyle offerings.

Here you are steps from the magnificent azure waters of the Pacific Ocean, in one of the world's most beautiful and iconic locations. This is an incredibly rare opportunity not to be missed.

BROOK MONAHAN, FOUNDER & MANAGING DIRECTOR
MOSAIC PROPERTY GROUP



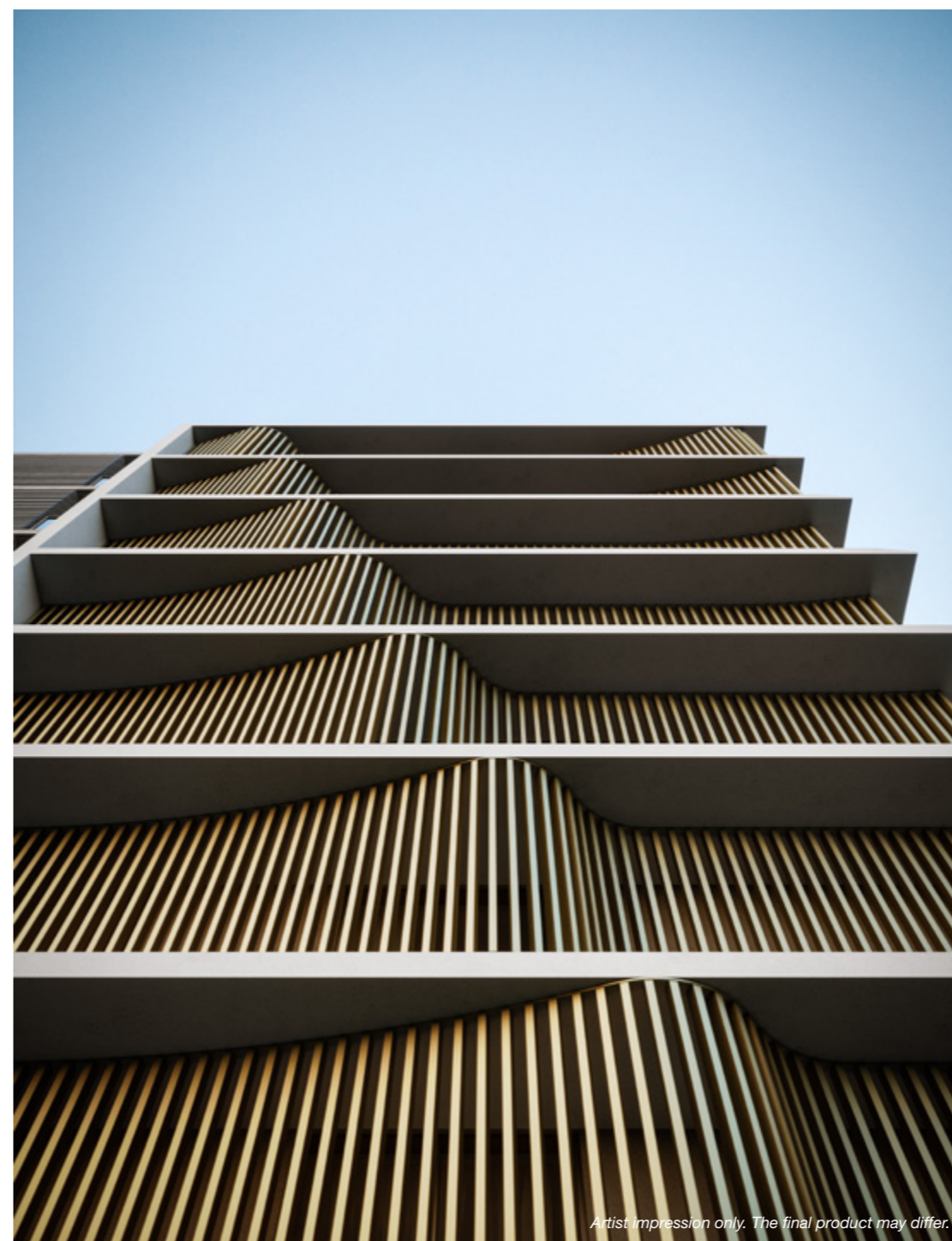
Elegantly modern, nature inspired.

Augusta by Mosaic is the outcome of a collaborative partnership between an industry-leading team. These limited-edition residences are skillfully designed to connect you to the sand, pristine waters of the Pacific Ocean, and the breathtaking coastline and headland.

A sculptured, undulating baton facade reflects the movement of gentle ocean waves in a tribute to its iconic location. Extensive floor to ceiling glazing speaks to the endless water views to be enjoyed from dawn to dusk.

The complex and delicate task of material and colour selection has resulted in an elegant yet modern palette that will stand the test of time.







Artistic impression only. The actual appearance may differ. Landscaping indicative only. Refer to back page.

Generous amenities, including a spacious outdoor barbeque and entertaining area and superbly appointed resort pool, are nestled into abundantly landscaped surrounds, offering privacy and reprieve.



Open spaces exude opulent coastal style.

Carefully planned and executed spaces feel fresh, open and luxurious. Meticulously curated materials and bespoke detailing are showcased throughout to create a home that is as comfortable as it is impressive.

Extensive floor to ceiling windows and doors frame endless views while drawing light and coastal breezes deep into each residence.





Artist impression only. The final product may differ. Indicative view from 801 and subject to change. Image shows a 3 bedroom apartment on levels 2-8 with purchaser upgrades (integrated fridge upgrade and curtains package).



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Artist impression only. The final product may differ. Indicative view from 801 and subject to change. Image shows a 3 bedroom apartment on levels 2-8 with purchaser upgrades (WIR Drawers upgrade).



Artist impression only. The final product may differ. Indicative view from 1301 and subject to change. Image shows a sub-penthouse apartment on levels 9-13 with purchaser upgrades (TV joinery upgrade, dry bar & cupboard upgrade and curtains package).



Artist impression only. The final product may differ. Indicative view from 1301 and subject to change. Image shows a sub-penthouse apartment on levels 9-13 with purchaser upgrades (curtains package).



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