

The Acutt & Greet Property Post



Coming Soon to Lowood

Acutt & Greet is excited to announce that we'll soon be opening our newest office in the heart of Lowood.

As our agency continues to grow across the region, expanding into Lowood was a natural next step. We're proud to be building a stronger local presence and creating a space where clients can feel welcomed, supported, and confident throughout their property journey.

Lowood has experienced incredible growth in recent years, and we're looking forward to becoming an even bigger part of the community as we continue helping buyers, sellers, and families achieve outstanding results.

Georgia Greet and her team can't wait to open the doors soon, stay tuned for updates as the new office comes to life.

We Asked Megan...

What buyers notice in the first 30 seconds?

Buyers decide how they feel about a home almost instantly—and that feeling sticks.

In the first 30 seconds, they're subconsciously assessing:

- Street appeal and how the home presents from the outside
- Cleanliness, smell, and overall upkeep
- Natural light and sense of space
- Layout flow as they step inside

If something feels "off" early—dark, cluttered, neglected—it's very hard to recover from.

On the flip side, if a home feels bright, clean, and welcoming from the moment they arrive, buyers are far more likely to overlook minor flaws and compete emotionally.

First impressions don't just matter—they set the price ceiling.



What Is Your Property Worth?

Book Your Free Appraisal Here



Transform your home with Meticulous Designs

We recently had Caroline from Meticulous Designs fit out our office here at Acutt & Greet, and we couldn't be happier with the result. Supporting a local business that delivers both quality and service made the decision an easy one. Caroline offers a beautiful range of custom window furnishings, including curtains, Roman blinds, Venetian blinds, roller blinds, cellular blinds, panel blinds, upholstery, and shutters—everything you need to create a space that feels just right.

Best of all, they provide a **FREE** measure and quote, so you can get expert advice and the perfect solution with no obligation.

If you're looking to enhance your home, we highly recommend reaching out to Caroline and supporting a trusted local supplier.

Contact Caroline on **0431 348 172**

Curtains & Blinds by
M METICULOUS
DESIGNS



Monthly Walk - Somerset region

Georgia's Monthly Walk is a wonderful way to connect with others while enjoying the beauty of the Somerset region.

Held on the last Sunday of every month, it brings people together for a relaxed walk where everyone can get some fresh air, stay active, and unwind from the busyness of everyday life.

After the walk, the group usually heads to a local café to sit down, chat, and spend a bit more time getting to know each other.

It's a great opportunity for socialisation, meeting new people, and building connections that can grow into lasting friendships.

Whether you're looking to boost your fitness, expand your social circle, or simply enjoy good company, The 'live local, move well' Monthly Walk offers a welcoming and friendly space for everyone.

Contact Georgia Greet - 0429 950 398



THE 23RD ANNUAL SOMERSET RAIL TRAIL CLASSIC

The 23rd Annual Somerset Rail Trail Race is fast approaching, taking place on Sunday, 12 July 2026, and is set to once again bring the community together for a day of activity, connection, and incredible scenery.

Delivered by Somerset Regional Council, this much-loved event is all about encouraging a healthy, active lifestyle while showcasing the very best of the Somerset region.

Set along Australia's longest recreational rail trail, the iconic Brisbane Valley Rail Trail, participants will experience sweeping views of the Brisbane Valley and the Brisbane River as they make their way along this historic track.

With a range of options including 3km and 8km run or walk events, as well as 20km and 44km bike rides, there's something for everyone - whether you're a seasoned competitor or just looking to enjoy the day at your own pace.

Proudly supported by Georgia, this year's event continues to grow as a highlight on the local calendar, offering the perfect opportunity to get outdoors, get active, and be part of a vibrant community atmosphere.

Scan here to get more information on the event, or to register with the early bird perks



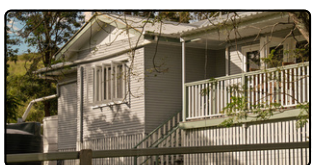
Recently Sold



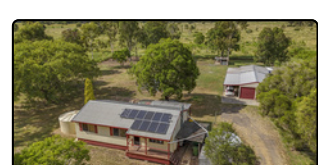
56 Kunkala Court,
Rosewood
\$995,000
4 bed | 2 bath | 2 car | 847 m2
megan acutt | 0488 773 001



33 Blackwood Street,
East Ipswich
\$1,100,000
4 bed | 2 bath | 2 car | 809 m2
georgia greet | 0429 950 398



180 Zabels Road,
North Minden
\$1,105,000
4 bed | 1 bath | 3 car | 1 ha
georgia greet | 0429 950 398



1006 Ipswich-Rosewood
Road, Rosewood
\$820,000
3 bed | 1 bath | 7 car | 6070 m2
megan acutt | 0488 773 001

New To The Market



2086 Lake Moogerah Road, Moogerah
FOR SALE
3 bed | 1 bath | 4 car | 7082 m2
megan acutt | 0488 773 001

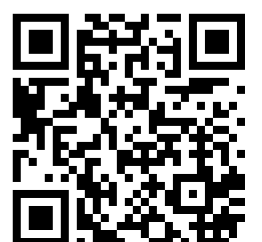


6 Pender Street, North Ipswich
OFFERS OVER \$799,000
3 bed | 1 bath | 1 car | 809 m2
georgia greet | 0429 950 398



39 Nimmo Street, North Booval
FOR SALE
2 bed | 1 bath | 2 car | 668 m2
megan acutt | 0488 773 001

Scan For New Listings



ONE AGENCY, 2 RECORD PRICES!

45 Peregrine Drive, Lowood



“She didn’t treat me like a number like the other Real Estate Agents did” - seller

*This property was only on the market for 4 days and achieved an outstanding result, selling **\$31K above the asking price** and setting a new record for the Eagle Rise Estate in Lowood.*

“Georgia’s actually going to be my Real Estate Agent for life and anybody I know, I’m telling them about her” - seller

56 Kunkala Court, Rosewood



“Given Megan’s outstanding reputation in the region, along with her local knowledge and experience, there was no doubt she was the right choice to sell our home” - seller

They thought their home was worth \$900K. We repositioned it, created competition, and sold for \$995K in 5 days.

“We received 2 offers within just 4 days of going on the market and secured a contract within 5 days at an incredible price that far exceeded our expectations” - seller

If you’ve been contemplating selling but still feel unsure, this could be the clarity you’ve been waiting for.

Albanese government abandons inland rail project connecting NSW with Queensland



The Federal Government has significantly scaled back the long-planned Inland Rail project, which was originally designed to connect Melbourne to Brisbane through regional New South Wales and Queensland.

After major cost blowouts—rising from around \$9 billion to more than \$45 billion—and ongoing delays, the project will now stop in central New South Wales instead of continuing into Queensland.

The revised plan will focus on completing the southern section, with funding redirected toward improving existing freight networks and encouraging more goods to be transported by rail and sea.

The decision has drawn criticism, particularly from regional Queensland communities, with concerns around missed economic opportunities, reduced infrastructure investment, and potential impacts on long-term growth in inland areas.



MARS BAR SLICE

METHOD

Step 1: Grease and line the base and side of a 19 x 29cm slice pan with baking paper, allowing the sides to overhang.

Step 2: Combine the butter, golden syrup and 3 of the Mars Bars in a medium saucepan over low heat. Cook, stirring with a wooden spoon, for 5 minutes or until Mars Bars and butter melt and mixture is smooth.

Remove from heat.

Step 3: Place the rice bubbles and remaining Mars Bar in a large bowl. Add the Mars Bar mixture and stir until well combined. Spoon into the prepared pan and use the back of a spoon to smooth the surface. Set aside for 1 hour to cool completely.

Step 4: Place the chocolate and cocola in a heatproof bowl over a saucepan half-filled with simmering water, stir until chocolate melts. Pour chocolate over the top of the slice to evenly coat. Set aside for 30 minutes to set. Cut into squares to serve.

Ingredients:

- 50g Unsalted Butter
- 1 tbsp golden syrup
- 4 x 47g Mars Bars, finely chopped
- 3 cups (60g) rice bubbles
- 200g CADBURY Baking Milk Chocolate
- 20g cocola

Message From Jayden

What's surprised you most in your first month?

As someone who loves a fast-paced lifestyle there is always something going on. It's not just listing, photos and open homes. It's about keeping the seller informed across every step of the process, navigating contract terms, spotting any potential issues early in the contract process and managing buyer's emotions to ensure all parties feel supported.

What's been harder than you expected?

Difficult conversations with buyers and sellers are never easy but are key to keeping an open and transparent relationship. This makes a meaningful difference in the longevity of our relationship with sellers and buyers ensuring it is a positive experience for all.

What's one thing people don't realise agents actually do?

The biggest thing is that we work around the clock ensuring that both the vendors and buyers are communicated with at times that suit them. This could be at 9pm at night but ensuring vendors and buyers are calm is a priority in caring about what we do.

Who's been the most helpful since you started?

Megan's local experience and knowledge in the area is an asset to the industry. Between her and Georgia there is a wealth of knowledge I have learnt so much from them in 4 weeks.

Contact Us

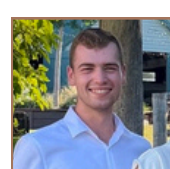
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THE HOUSE THAT KNEW TOO MUCH — EPISODE 2

Mia didn't move for a long moment, the phone still pressed against her ear as if the voice might somehow return if she waited long enough, but there was only silence and then the flat, final tone of a disconnected call.

"Wrong number," Tom said from across the room without looking up.

Mia slowly set the phone down. "It wasn't."

Tom finally looked at her. "Mia—"

"Don't," she cut in quietly, already opening the laptop again, her focus narrowing as she pulled up the property records.

She went deeper this time, past the polished listing page and into the archived municipal files that most agents never bothered to check. That was where she found it again: Elena Voss, missing since 2003. No explanation, no follow-up, no closure—just a line that made it feel less like a record and more like something unfinished.

Tom leaned closer as she clicked through. "That's probably just administrative cleanup. Families request—"

But Mia shook her head. "Reports don't just disappear unless someone wants them to."

A new document loaded, and then stopped her cold: a police summary marked as withdrawn at family request, with no further notes attached.

Before Tom could respond, her email chimed.

The subject line was simple, almost aggressive in its simplicity: STOP.

There was no sender, no header she could trace. Just one word sitting in her inbox like an instruction she was never meant to ignore. And beneath it, an attachment.

Her hesitation lasted only a second before she opened it.

The image loaded slowly, almost reluctantly, revealing the interior of the Alder Ridge house. It looked familiar at first—same high ceilings, same ocean light pouring through the glass—but something about it was wrong in a way she couldn't immediately name.

Then she saw it: a figure sitting in the far corner of the room, blurred just enough to feel accidental, except nothing about it felt accidental.

Tom swore under his breath. "That's staged. Someone's messing with you."

But Mia wasn't listening anymore. She enlarged the image, and in the reflection of the window behind them she saw it clearly—a woman standing just behind the camera's perspective, her hair damp, her head slightly tilted as if she had been listening the entire time.

Neither of them spoke.

The office felt suddenly too still, too enclosed, as though the air itself had shifted to make room for something that shouldn't be there.

And then Mia's phone started ringing again.

pay close attention to what the house seems to hide in plain sight—because not everything that's been "withdrawn" from the records is actually gone.