

## Location

Cooroy is a hidden jewel located in the Noosa Hinterland region of South East Queensland, 90 minutes north of Brisbane,

20 minutes from Noosa and close to many Sunshine Coast destinations.

First settled in the 1880's as a timber milling town, Cooroy is now the main hub of the Hinterland region of Noosa Shire. The town has a population of over 2,000 residents, with a similar number in the surrounding area.

Maroochydore Airport services flights from all Australian capital cities with connections available from most regional centres as well. Maroochydore Airport is 30 minutes away, and Brisbane Airport, approximately 90 minutes by car. Cooroy also has direct rail access south to Brisbane and north to Cairns.

The climate is sub-tropical with average temperatures of 21C to 29C in summer, and 11C to 22C in winter. Average rainfall is about 1695mm per annum, with most falling in the warmer months of December through to April.

## The Grounds

The estate was named after a Paulownia Tree Plantation was established on the property, some of which still remains today.

The Paulownia tree is an ornamental tree. The wood is important in China, Korea and Japan for making cabinetry and the soundboards of stringed musical instruments.

It is known in Japanese culture as the “princess tree” and it was once customary to plant a paulownia tree when a baby girl was born and then to make a dresser from the wood as a wedding present when she married.

The Chinese describe the “Paulownia” as the four sided tree as it grows by the side of the house, by the side of the river, by the side of the paddock and by the side of the road.

Paulownia Trees are extremely fast growing and can be harvested for use in as little as five years. The trees have a high atmospheric carbon uptake rate and therefore help against the greenhouse effect.

The tree produces large orchid like lavender blossoms, scented like jasmine, that last for 6-8 weeks. The edible flowers are great in salads! Bees love the blossoms and produce Paulownia honey which is delicious.

Other plantings on the property include manicured hedges of buxus, perfumed white gardenias, white roses, magnolia little gems and other formal plants which have been included to create a formal garden surrounding the Main House and Guest Wing.

The property has four goats that add rural charm.

A bird study was recently conducted and over 300 species of birds make their home on the grounds or in the surrounding bushland of The Plantation.

We are in consultation with the Open Garden Scheme and are adding some additional plantings to hopefully qualify for inclusion in the scheme in 2010.