

THERESA CREEK DAM RECREATION AND CAMPGROUND UPGRADES

THE QUINTESSENTIAL OUTBACK EXPERIENCE ON REGIONAL QUEENSLAND'S DOORSTEP IS READY FOR FUTURE DEVELOPMENT TO BE THE NEXT TOURISM DESTINATION

OVERALL COSTS \$12 MILLION

\$3.2 MILLION

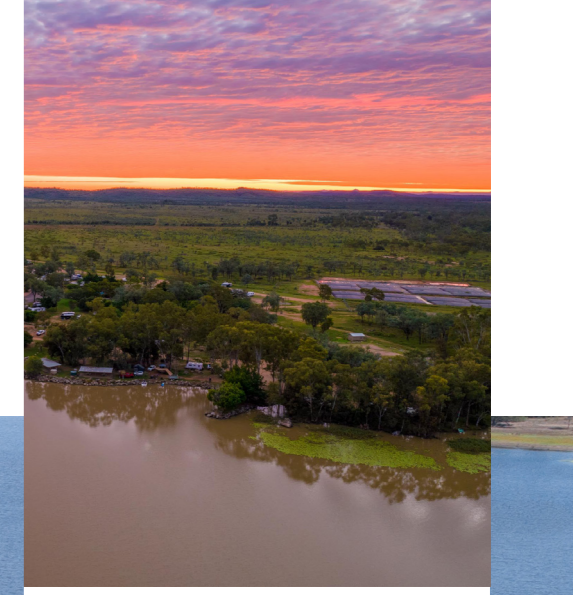
- STAGE 1**
- Water and sewage infrastructure upgrades
 - Replacement playground
 - Boat ramp upgrade

\$3.8 MILLION

- STAGE 2**
- Revamped beach cove
 - New pontoon, signage and camp kitchen
 - Road infrastructure upgrades that includes the entry to the dam plus car and boat trailer parking

\$5 MILLION

- STAGE 3**
- Landscaping and pathways
 - Waterfront decking
 - Cafe upgrade
 - Cabins plus powered and unpowered sites



Theresa Creek Dam, built in 1983, is one of the most idyllic camping spots in the Isaac region.

Clermont residents and visitors from surrounding communities have ambitious plans for Theresa Creek Dam, but we cannot achieve them on our own.

It is a key tourism asset in the Isaac region with little competition in surrounding areas. The dam and recreation grounds sit on 300 hectares of freehold land owned by Isaac Regional Council.

A commercial management agreement is in place with a third-party provider for the operation of the camping ground and kiosk.

OUR GUEST PROFILE
Sites booked in 2021
16,743
compared to 11,916 in 2018



\$251k generated
an upgrade expected to increase this by over 50%

Guests stay an average
3 nights at unpowered caravan sites
3.7 nights at camp sites
47% return to stay and word of mouth is increasing visits to our outback water gem

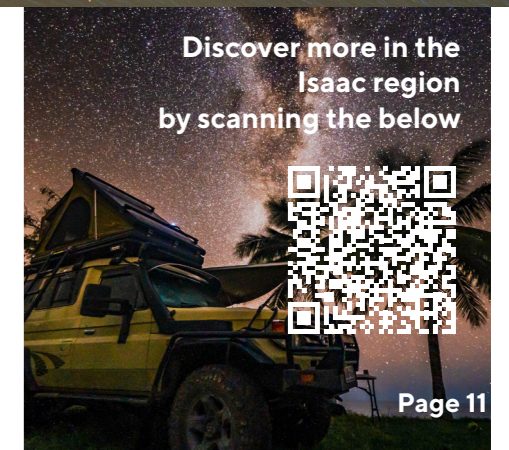
Guests come from
40% rest of Queensland
26% rest of Australia
34% our region and our neighbouring areas



This project will support regional diversification and enable tourism growth.



Theresa Creek Dam is a **20-minute drive** from Clermont.



Discover more in the Isaac region by scanning the below

