

Any personal information obtained from this search will only be used as per the Terms and Conditions agreed to and in accordance with applicable data protection laws including the Protection of Personal Information Act, 2013 (POPI), and shall not be used for marketing purposes.

SEARCH CRITERIA

Search Date	2023/08/30 13:04		
Reference	-		
Report Print Date	2023/08/30 13:04		
Property Details	-		

REGISTERED PROPERTY DETAILS

Property Type	FARM	Diagram Deed Number	T15756/1955
Farm Number	118	Registered Size	3807.0440H
Portion Number	0	Municipality	SWARTLAND DC
Farm Name	DOORNFONTEIN A	Province	WESTERN CAPE
Registration Division	PIKETBERG RD	Coordinates (Lat/Long)	-32.824426 / 18.298730
Deed Office	CAPE TOWN		

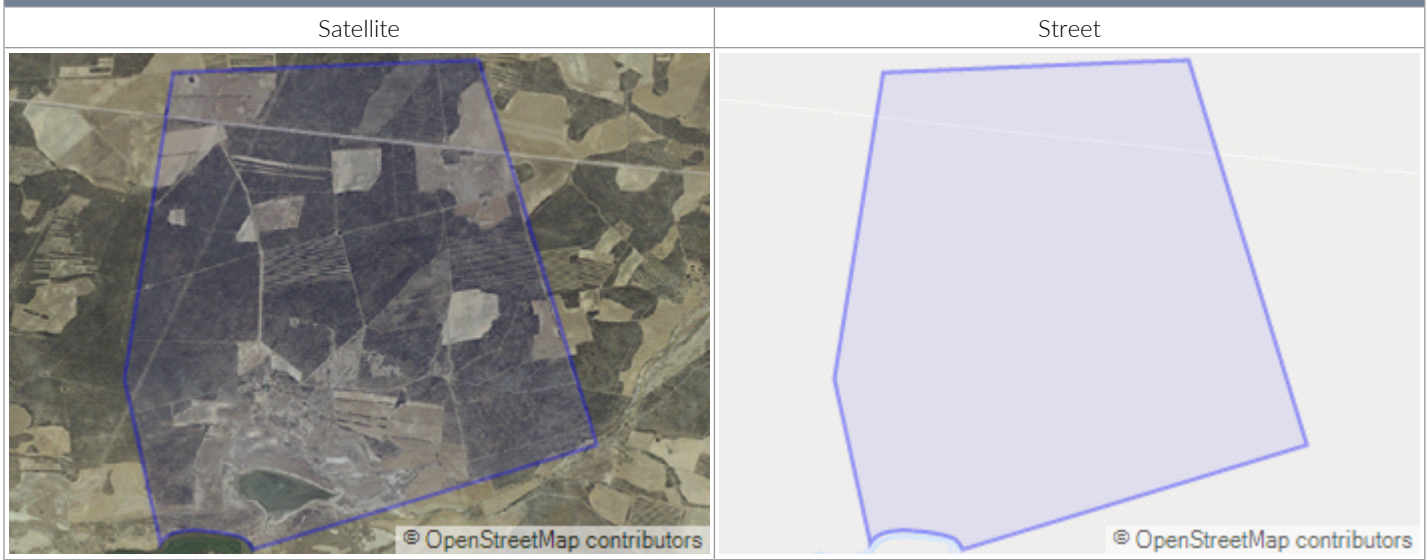
OWNER INFORMATION (1)

DOORNFONTEIN FAMILIETRUST			Owner 1 of 1
Person Type	COMPANY	Title Deed	T42370/2016
Name	DOORNFONTEIN FAMILIETRUST	Purchase Date	2015/11/17
Registration Number	1358/2001	Purchase Price (R)	7 200 000
Share (%)	-	Registration Date	2016/07/14

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MAPS



PROPERTY INFORMATION

Address	-
Primary Use	-
Estate	-

ROOM CONFIGURATION

Bedrooms	1	Internal Finishes	-
Bathrooms	1	Reception Areas	-
Kitchens	1	Study / Office	-

GENERAL INFORMATION

Door Number	-	Roof Type	-
Floor Size	- SQM	Wall Type	-
Storeys	-	Construction Year	-

OTHER FEATURES

Garages	-	Pool	-
Garden	-	Additional Dwellings	-

MUNICIPAL VALUATION

Municipal Valuation (R)	-	Valuation Year	-
Zoning Usage			

SALES

Sales shows the details of the most recent transfers in close proximity to the specified property.

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RECENTLY REGISTERED TRANSFERS

	Address / Property Information	Size (m ²)	Sales Price (R)	Distance (m)	Sold	Transferred
A	,	360 000	2 000 000	3 992	2021/12/15	2022/04/11
B	,	270 000	2 000 000	4 212	2021/12/15	2022/04/11

SALES ANALYSIS

2 properties used in the analysis.

Note: Where there is no monetary value or extent it has been ignored.

	Price (R)	R/m ²	Extent (m ²)
Highest Priced Property	2 000 000	6	360 000
Average Priced Property	2 000 000	6	315 000
Lowest Priced Property	2 000 000	7	270 000

BONDS AND OTHER DOCUMENTS (8)

#	Document Number	Institution	Amount (R)
1	K99/1981S	-	-
2	K77/1995S	REGIONAL SERVICES COUNCIL- WESTERN CAPE	-

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3	K470/2003S	-	-
4	K176/1977S	-	-
5	EX46/2015	-	-
6	B17981/2016	STANDARD BANK OF SOUTH AFRICA LTD	1 300 000
7	FROM- PI RD 117/1,13	1/1	-
8	FARM PI 118	-	-

PROPERTY HISTORY (6)

#	Document	Amount (R)	Holder
1	B115252/2005	800 000	STANDARD BANK OF SOUTH AFRICA LTD
2	B46107/2001	500 000	-
3	T44095/1989	310 000	MELCK RIJK NICHOLAS
4	B42288/1989	90 000	LANDBANK
5	T5484/1958	-	MELCK RYK
6	B42289/1989	220 000	MELCK RYK

SUBURB TRENDS

The Suburb Trend graphs show the average price and total volume of sales in the suburb.

MONTHLY TRENDS

Average Price

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Number of Sales

Key	Average Freehold Price (R)	Total Freehold Sales	Average Sectional Price (R)	Total Sectional Sales
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Search Date	2023/08/30 12:45		
Reference	-		
Report Print Date	2023/08/30 12:46		
Property Details	-		

REGISTERED PROPERTY DETAILS

Property Type	FARM	Diagram Deed Number	T15757/1955
Farm Number	120	Registered Size	2586.3182H
Portion Number	0	Municipality	SWARTLAND DC
Farm Name	KRUISPAD	Province	WESTERN CAPE
Registration Division	PIKETBERG RD	Coordinates (Lat/Long)	-32.832275 / 18.253866
Deed Office	CAPE TOWN		

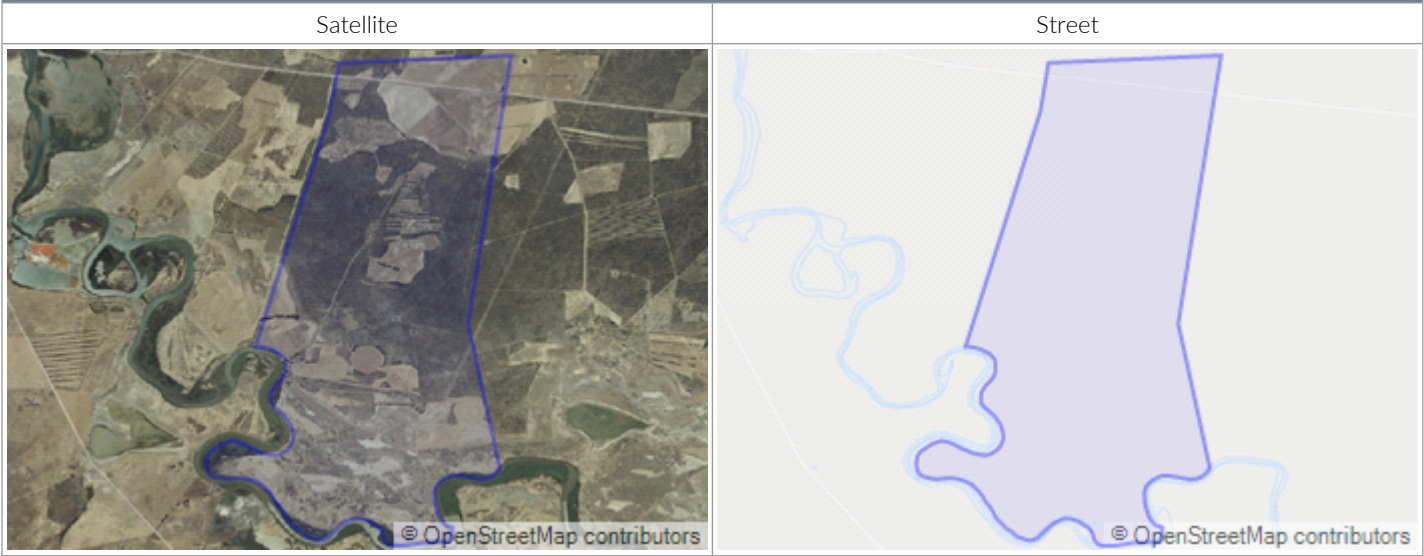
OWNER INFORMATION (1)

KRUISPAD FAMILIETRUST			Owner 1 of 1
Person Type	COMPANY	Title Deed	T81923/2003
Name	KRUISPAD FAMILIETRUST	Purchase Date	2001/09/28
Registration Number	2706/2001	Purchase Price (R)	255 010
Share (%)	-	Registration Date	2003/09/04

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MUNICIPAL VALUATION

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BONDS AND OTHER DOCUMENTS (7)

#	Document Number	Institution	Amount (R)
1	FROM PI RD 110/2,117	/1,	-
2	FARM PI 120	-	-
3	B7605/2016	OVERBERG AGRI FINANCE R F LTD	1 000 000
4	B50968/2003	STANDARD BANK OF SOUTH AFRICA LTD	500 000
5	B42166/2004	OVERBERG AGRI FINANCE R F LTD	750 000
6	B22027/2013	STANDARD BANK OF SOUTH AFRICA LTD	400 000
7	B5900/2018	OVERBERG AGRI FINANCE R F LTD	1 800 000

PROPERTY HISTORY (6)

#	Document	Amount (R)	Holder
1	B50967/2003	670 000	LAND & LANDBOUBANK VAN SUID-AFRIKA
2	B50967/2003	670 000	LAND & LANDBOUBANK VAN SUID-AFR
3	T43689/1992	950 000	MELCK ARTHUR ADRIAN
4	T5485/1958	-	MELCK DESMOND SYDNEY
5	B63024/1998	-	-
6	B47566/1992	500 000	LANDBANK

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Average Price

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