



Gerrit van Heerden
0836587474
gerrit.vanheerden@homeandhectare.com

Contact Home and Hectare
Western Cape

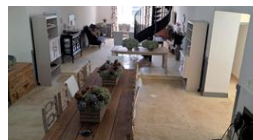
041 581 1744

43b 6th Avenue
Walmer
Port Elizabeth



SOLE MANDATE

Web Ref RL5864



R20,000,000

Monthly Bond Repayment R206,437.68

Calculated over 20 years at 11% with no deposit.

Transfer Costs R2,272,371.00 **Bond Costs** R132,285.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

3 2

RURAL LIFESTYLE WITH ABUNDANT WATER

This 30 ha property, exclusively presented, is located conveniently close to Wellington, offering a rare chance to capitalise on a farm that promises huge opportunity. The farm borders the Berg River from which water is extracted for irrigation purposes. The allocated water use rights is for 28,4 ha.

Vineyards of different cultivars cover 19,5 ha which were established between 1979 and 2002. Grapes are delivered to a local well-known wine cellar. Cellar shares are included in the price.

The fruit enterprise consists of 1 ha of pears and 1 ha of plums. These orchards are old and fruit is not being delivered to the fresh market as previously. Instead, the owners have a small distilling kettle on the farm and distil different types of liquor just for own consumption from the pears, plums and a small volume of grapes. The...

Features

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	3	Pool	No	Land Size	30Ha
Bathrooms	2				
Recep. Rooms	2				