

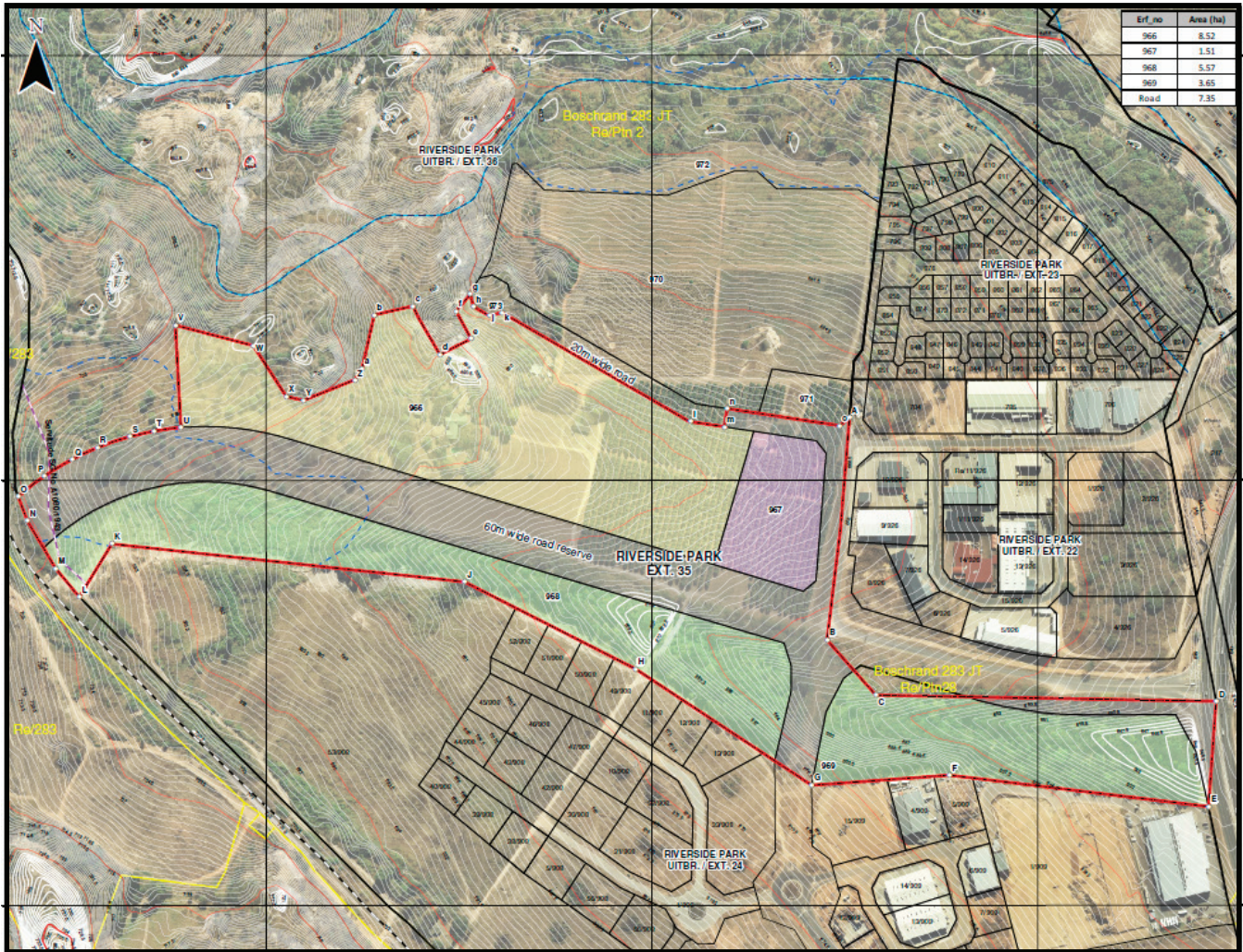


RIVERSIDE EXTENSION 35

Located on a portion of
Remaining Extent of Portion 2
and a portion of Remaining
Extent of Portion 14, of the farm
Boschrand, 283 JT

RIVERSIDE EXTENSION 35

Located on a portion of Remaining Extent of Portion 2 and a portion of Remaining Extent of Portion 14, of the farm Boschrand, 283 JT



Property description	Riverside Extension 35, located on a portion of Remaining Extent of Portion 2 and a portion of Remaining Extent of Portion 14, of the farm Boschrand, 283 JT
Registered owner	HL Hall & Sons (Pty) Ltd
Property size	26.61 ha
GPS Co-ordinates	25° 25' 39,56"S 30° 57' 31,36"E
Approved zoning	Erf 966 Portion 1 of Erf 966 – “Educational” (Sold to Curro Holdings). Remaining Extent of Erf 966 – “Residential 2” Erf 967 – “Special” Erf 968 & 969 – “Private Open Space”
Approved land use rights	Erf 966 Portion 1 of Erf 966 – Place on instruction with a maximum of 2 700 pupils (Sold to Curro Holdings) Remaining Extent of Erf 966 – Residential development at 30 dwelling units per hectare (proposed 80 dwelling units per hectare)

RIVERSIDE EXTENSION 35

located on a portion of Remaining Extent of Portion 2 and a portion of Remaining Extent of Portion 14, of the farm Boschrand, 283 JT

Approved land use rights	Erf 967 – Retail, value retail, wholesale, offices, motor sales market, hotel, convention Centre, places of refreshment, places of entertainment, light industrial, commercial uses, places of instruction, places of worship with subservient and ancillary uses. Erf 968 & 969 - Private open space and one dwelling unit for a caretaker
Floor area ratio	Erf 966 Remaining Extent of Erf 966 – 30 dwelling units per hectare Erf 967 Retail (Including place of refreshment) Limited to 2 000 m ² Value retail limited to 756 m ² Offices limited to 1 639 m ² Wholesale, light industrial and commercial uses limited to 5 312 m ²
Height	3 storeys
Coverage	Remaining Extent of Erf 966, Erf 967 – 50%
Town planning status	Township proclaimed

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A MEMBER OF THE HL HALL & SONS GROUP

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