



SEARCH INFORMATION

Summary

Search Type	LIGHTSTONE FARM VALUATION
Search Description	24 ZANDDRIFT, P:O
Reference	PB/ABR2/2
Date	03/08/2022

FARM INFORMATION

Summary

Deeds Office	BLOEMFONTEIN
Property Type	FARM
Farm Name	ZANDDRIFT
Farm Number	24
Portion Number	0
Registration Division	ROUXVILLE RD
Municipality	MOHOKARE
Province	FREE STATE
Last Sale Date	01/01/1900
Last Sale Price	0
Size (Cadastral)	1082.3469 HA
Size (Registered)	1083.1089 HA
LPI Code	F02900000000002400000
Coordinates (Lat, Long)	-30.620898,26.5036

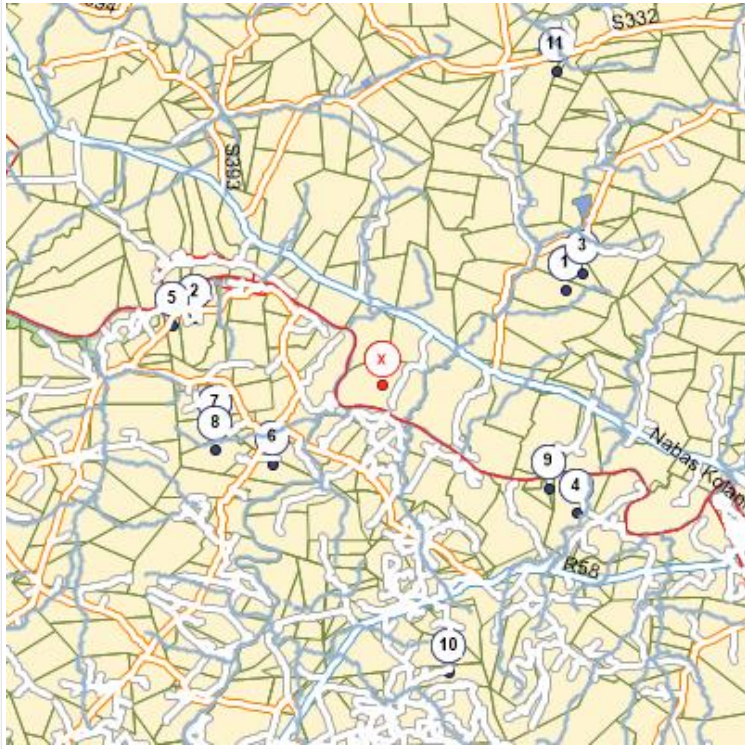
MUNICIPAL VALUATION

Value	R 4 635 000,00
Valuation Year	2020
Estimated Monthly Rates	-
Rating Period	-
Usage Category	-
Usage	-

OWNER INFORMATION

Owner 1 of 1

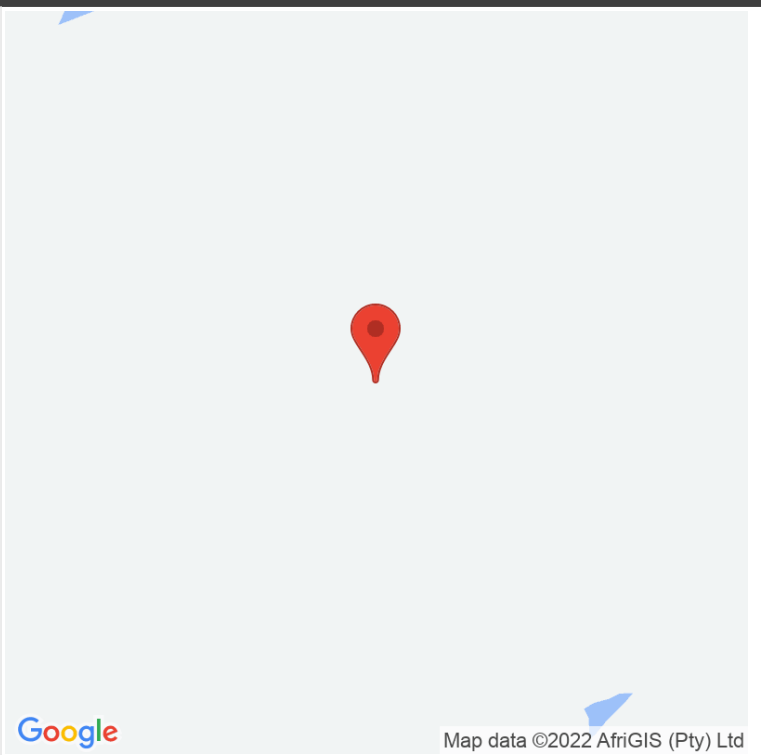
Deeds Office	BLOEMFONTEIN
Trust Name	ABRAHAM JOHANNES COETZEE TESTAMENTERE TRUST
Trust Number	MT3286/2019
Owner Type	TRUST
Title Deed Number	T5414/2020
Period Of Ownership	-
Share	-



PROVIDED BY GOOGLE



NO IMAGE AVAILABLE



REGION INFORMATION

Registration Division	ROUXVILLE RD
Province	FREE STATE
Comparable Average Sale Price	R 8 688 060,64

COMPARATIVE SALES

#	Farm Name	Portion	Sales Date	Reg. Date	Sales Price	Size (HA)	R / m ²	Distance	Cash
1	DANKBAAR, 948	0	06/04/2021	22/06/2021	R 5 113 416,00	734.5989 HA	R 0,70	10217.3 m	YES
2	GROOT RIVER WAGEN DRIFT, 29	19	30/09/2020	14/12/2020	R 24 500 000,00	724.1749 HA	R 3,38	9636.06 m	NO
3	DANKBAAR A, 949	0	06/04/2021	22/06/2021	R 5 113 416,00	176.5127 HA	R 2,90	11420.91 m	YES
4	AKERMANS KRAAL, 11	2	17/10/2019	17/02/2020	R 6 750 000,00	867.726 HA	R 0,78	11691.73 m	NO
5	GROOT RIVER WAGEN DRIFT, 29	13	30/09/2020	14/12/2020	R 24 500 000,00	204.88 HA	R 11,96	10505.81 m	NO
6	COMMISSIE DRIFT, 30	1	13/09/2019	23/03/2020	R 5 202 000,00	452.2489 HA	R 1,15	7076.02 m	NO
7	COMMISSIE DRIFT, 30	2	13/09/2019	23/03/2020	R 5 202 000,00	490.7928 HA	R 1,06	8468.98 m	NO
8	COMMISSIE DRIFT, 30	3	13/09/2019	23/03/2020	R 5 202 000,00	448.4972 HA	R 1,16	8752.52 m	NO
9	FARM 10, 10	0	17/10/2019	17/02/2020	R 6 750 000,00	45.9272 HA	R 14,70	9804.79 m	NO
10	THE PAARL, 69	4	11/02/2020	22/06/2020	R 1 735 835,00	385.7414 HA	R 0,45	16222.44 m	YES
11	MANUS, 1035	0	29/10/2019	06/03/2020	R 5 500 000,00	94.9508 HA	R 5,79	19222.72 m	NO


BOND INFORMATION

Institution	Amount	Bond Number	Reg. Date
No information available.			

TRANSFER INFORMATION
Transfer 1 of 1

Deeds Office	BLOEMFONTEIN
Seller Name	COETSEE ABRAHAM JOHANNES
Buyer Name	ABRAHAM JOHANNES COETZEE TESTAMENTERE TRUST
Purchase Date	-
Registration Date	30/06/2020
Purchase Price	-
Title Deed	T5414/2020
Bond Number	VA934/2020
Institution	OTHER
Bond Amount	-

REPORT INFORMATION

Date of Information	03/08/2022 13:12	
Print Date	03-08-2022 13:12	
Generated By	PIETER BADENHORST	
Reference	PB/ABR2/2	
Report Type	LIGHTSTONE FARM VALUATION	

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