

- ISSUE 37 -

OUTLOOK

THE GREEFF MAGAZINE

YOUR COMPLIMENTARY CAPE PROPERTY & LIFESTYLE MAGAZINE



- FOR SALE, OVER 130 FINE HOMES
- HUGE SELECTION OF SECURITY ESTATE DEVELOPMENTS
 - Insider – French country chic
 - *Honey and rosemary roast lamb*
- Great gardening discounts in this issue

CHRISTIE'S
INTERNATIONAL REAL ESTATE

THE NEW QUATTROPORTE. BY MASERATI.



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The data may not refer to the model represented

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The face of real estate is constantly evolving and a very strong and positive trend is the influx of young graduates into the industry. Many are attracted to real estate since they can manage their own time and ultimately write their own cheques. However, apart from these obvious benefits, there are a number of significant opportunities for personal and professional growth in the property industry.

Paramount is that the skills acquired in this industry will never be wasted—in fact they're vital for virtually any area of business one might choose to enter in the future. Fundamentals include:

Listening to the clients: Any successful business requires that you listen carefully to your clients in order to ascertain their needs. Estate agents must factor both buyers' and sellers' needs into every transaction, and **problem solve** around any arising conflicting issues. Next are **negotiation skills**, which are a sophisticated step up from basic problem solving, since the element of **strategy** becomes key.

The real estate industry further challenges its participants in terms of **personal time and money management** – living on commission requires **discipline and planning**.

The marketing of real estate requires **creativity and innovation** and this is a stimulating and exciting element, which appeals to many young graduates, particularly those with marketing, business science or commerce training.

The age and stage of many young graduates can lend itself to the industry, in that the rules of a typical nine-to-five position do not apply. Real estate agents often work evenings and weekends. This can be easier for a young graduate who may not yet have family commitments and other responsibilities. It may well be that such an agent is available at times when many other agents are not. This could be a competitive edge.

Tech savvy millennials have brains calibrated to take full advantage of a universe with growing digital marketing opportunities. All the time spent on Twitter, Facebook, and Instagram is likely to pay off in the real estate industry, and this gives them a great head start, as they're often teaching older more experienced agents about social media platforms and other digital communication opportunities.

Having said that, the more mature, experienced agents can impart vital people skills, from which their younger counterparts can benefit. It's vital to remember that real estate remains a people driven industry. When one is buying or selling what is invariably their greatest asset, they require guidance and constant personal feedback from their agent. This truly is key in our business.

Graduates may well battle to find employment in their chosen field, as most employers require experience, and there's the age-old dilemma of needing to populate your CV. This is where the real estate industry is ideal as it offers internships and the opportunity to start earning commission while you train.

Even if you don't make a long-term career of real estate, it is a great addition to your CV and can only be a leg up in your professional life.

Good luck with final exams!

Michael



“ALL THE TIME
SPENT ON
TWITTER,
FACEBOOK, AND
INSTAGRAM IS
LIKELY TO PAY
OFF IN THE REAL
ESTATE INDUSTRY.”

MICHAEL GREEFF,
CEO OF GREEFF
CHRISTIE'S INTERNATIONAL
REAL ESTATE

Greeff is now in
the Winelands!

Looking to sell or buy
a home in McGregor,
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Valley? Greeff Christie's is
now operating in this
beautiful winelands region.

Contact our agents:
Carrick Campbell
071 502 3517
or Aimee Campbell
072 693 4052.

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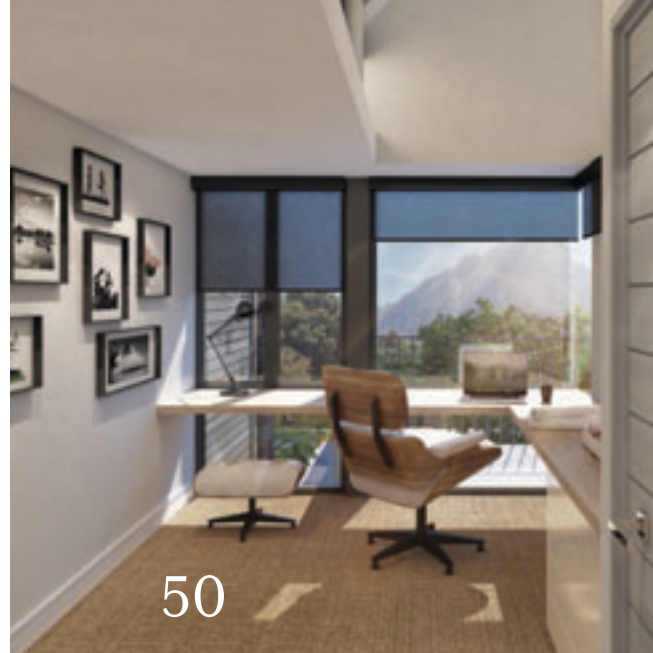
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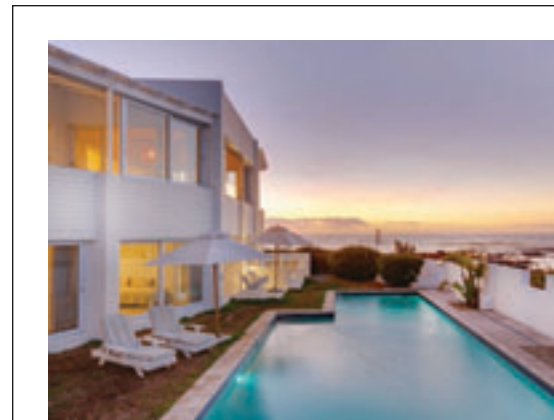
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Glorious Kommetjie at its best.
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WE'VE GONE DIGITAL!

View this issue of **OUTLOOK** - the Greeff Magazine, as well as past issues, on your computer, smart phone or tablet from anywhere. Visit this address: greeffmagazine.borndigitalmedia.com

SIGNATURE PROPERTY

CONSTANTIA UPPER**R65 000 000**

Web Ref No 2114877 • Beds 5 • Baths 5 • Garages 4



Discreet lifestyle for high-profile investors

Located in prime Constantia, set on approximately two-and-a-half magnificent acres, this impressive home enjoys endless views from most rooms, high ceilings and an exquisite interior and exterior design. No expense has been spared to ensure comfort on all levels, offering meticulous attention to detail and finishes of the highest standard. Encompassing 1 426m² of living space, this unique home with five reception rooms and a study, boasts five bedrooms, all luxuriously en suite, and offers the ultimate in beautifully proportioned spaces, which are grand in scale, yet warm and inviting. Luxury features include, the convenience of a generator to deal with load-shedding, electronic room, state-of-the-art security, an exceptional chef's eat-in kitchen, wine-tasting room, entertainment room, outside braai room with bar and built-in gas braai, surround-sound, stunning water features and pool in a garden with two boreholes. Furniture included in the sale.

Cheryl Teubes - 082 457 9980 - cheryl@greeff.co.za | Marie Durr - 083 269 8608 - marie@greeff.co.za | Sari Raz - 072 926 2604 - sari@greeff.co.za

SIGNATURE PROPERTY

BISHOPSCOURT

R49 000 000

Beds 5 • Baths 4 • Garages 2 • Parking 6



Spectacular home in rural setting

This landmark property is home to a magnificent residence set in parklike grounds. A stately and serene retreat with glorious mountain views. Lavish interiors with exquisite attention to finishes throughout. Features include: beautiful wooden floors, striking detailed ceilings and imported fixtures and fittings. There are six reception rooms, an office, wine cellar, two-roomed staff apartment, laundry, butler's pantry and a state-of-the-art kitchen.

Debbie Woods - 082 578 4181 - debbie@greeff.co.za | Rob Maspero - 083 447 6660 - rob@greeff.co.za

SIGNATURE PROPERTY

BISHOPSCOURT**R19 500 000**

Web Ref No 2116825 • Beds 2 • Baths 2 • Parking 2



A home for all seasons with spectacular views

A true masterpiece of innovation and modern design, situated in a level garden with breathtaking Table Mountain views. This home can easily expand if needed. The living spaces lead onto a north-facing pool deck with remarkable garden and mountain views. Designed for modern living with three reception areas flowing into each other and an open-plan kitchen, this home offers casual yet stylish living. The forecourt provides parking for multiple vehicles. Top-class security and privacy in a superb position makes this an excellent proposition.

Debbie Woods - 082 578 4181 - debbie@greeff.co.za | Rob Maspero - 083 447 6660 - rob@greeff.co.za

SIGNATURE PROPERTY

SCARBOROUGH

R9 800 000

Web Ref No 1760320 • Beds 4 • Baths 3 • Garages 2



The sky is not the limit

Magnificent, multi-storey, Mediterranean dream home, with sensational sea views, situated in the sought-after Northern sector, on a double plot! Sun-filled, easy living, with practical flow throughout the entire home.

Marianne Furlong - 060 960 3994 - marianne@villagehomes.co.za

SIGNATURE PROPERTY

KOMMETJIE**R25 000 000**

Web Ref No 2118426 • Beds 5 • Baths 4 • Garages 2 • Parking 1



Luxury beach house living with endless views

This impressive contemporary beach house with world-class views, just a few steps from the beach, offers everything you need and more for the perfect beachfront lifestyle. North-facing and set on a double beachfront stand in the picturesque seaside village of Kommetjie, the views from this home are unlimited across the ocean to Hout Bay and Table Mountain, with sea and mountain views from all rooms. The 600m² of immaculately designed home offer wonderfully comfortable living with two spacious living areas, complete with fireplaces for cosy winters, six bedrooms - four of which have spacious en suite bathrooms, plus a guest bathroom, cigar lounge, large deck overlooking the ocean, pizza oven, and so much more. Garden comprises a sparkling pool, outdoor shower, and unrivalled beachfront access. The double-storey home is secure with aluminium stacking doors and windows leading to outdoor entertainment areas, and includes a separate laundry and a double garage. This is by far one of the finest properties Kommetjie has to offer.

Jansen Myburgh - 076 572 2406 - jansen@villagehomes.co.za

SIGNATURE PROPERTY

SIMON'S TOWN

R10 000 000

Web Ref No 2268607 • Beds 6 • Baths 5 • Garages 2 • Parking 1



Spectacular historic Sir Herbert Baker gem!

This historical, beautifully restored, Sir Herbert Baker homestead was designed circa 1898 and resonates with timeless charm, grace, elegance and the serenity of yesteryear. Generous proportions extend throughout, from sea views over the yacht basin below to the six bedrooms, three reception rooms, four bathrooms and sophisticated modern country kitchen, complete with butler's pantry and eight-seater table. A double-volume caretaker's cottage and single garage are set under the trees of a picturesque garden, which makes for a convenient lock-up-and-go.

Tracy Cope - 083 213 9517 - tracycope@greeff.co.za

COUNTRY LIVING IN THE SUBURBS

TAKING HER INSPIRATION FROM ELEMENTS OF FRENCH AND ENGLISH COUNTRYSIDE CHIC, INTERIOR DESIGNER JANN CRESSWELL-TURNER HAS TURNED HER OLD SOUTHERN SUBURBS HOUSE INTO AN ELEGANT HOME BRIMMING WITH COSY CHARM.

WORDS AND PHOTOGRAPHS BY HEDI LAMPERT KEMPER



Walls with painted detail in shades of cream and avocado mousse provide a perfect backdrop for Jann's signature tableaux, comprising carefully selected and grouped objets, coffee table books, framed photographs and of course cushions – piles and piles of cushions. Far from being overwhelming, neutral shades and restrained colour accents invite relaxation if not complete immersion in front of the crackling fire in the living room.

The beautiful aged patina of the Chinese red chest, is complemented by a single red throw and the intricate detail in the cleverly mounted oriental fabric displayed as artwork on either side of the fireplace.

All furniture and décor items in these photographs are from Trade Secret.

Trade Secret receives two containers per month, so stock is always changing and the website www.tradesecret.co.za is updated nightly. You can preorder something while it's still on the water, pay upfront and get up to 25% discount.

Trade Secret • 12 Frere St,
Woodstock, Cape Town, 7915
Phone: 021 447 1186
enquiries@tradesecret.co.za



RIGHT: A breakfast room with black and white tiled floor is a homely haven with a gallery wall.



ABOVE: Jann has broken the expansive proportions of the entrance hall and central space with a striking square table, elegant chandelier and eye-catching decorative collection.



ABOVE: The boot and coat room with its breathtaking fan-light, and French doors opening to the garden is a feature in itself with the beautiful original tiled floor. Here Jann has placed framed mirrors and two elegant little side tables with drawers.



LEFT: Jann and Alex Creswell-Turner. Jann Creswell-Turner is the owner of Ma Maison Interior & Design. Since starting the business six years ago, her client base has expanded by word of mouth and many have commissioned her to do second and third homes too. Jann's work is spread across the country, much of it residential in Cape Town and Johannesburg.

Alex owns Trade Secret, an emporium in Woodstock, housing furniture sourced from all over the world. "We specialise in finding unique pieces – solid weathered oak dining tables, distressed French armoires, linen upholstered sofas, sumptuous four poster beds, rustic elm coffee tables, elegant grey washed sideboards... the list goes on," says Alex, adding that items can also be customised using paint effects. "You don't want someone else to be wearing an identical dress to yours at a party, and the same is true of furniture." ■

NOTHING TOPS A DECK!

ALWAYS ON TREND, THE APPEAL OF THE DECK IS TIMELESS. AND NOW, MORE THAN EVER, REPLACING LAWN WITH DECKING IS NOT ONLY WATER WISE, BUT WILL ADD VALUE TO YOUR PROPERTY.



SPECIALISING IN BOTH RESIDENTIAL AND LARGER COMMERCIAL PROJECTS, DECKS4LIFE CC IS A CAPE-BASED, FAMILY OWNED AND OPERATED BUSINESS ESTABLISHED IN 2011. SPECIALITIES INCLUDE CONSTRUCTION, MANAGEMENT AND ENGINEERING.

Decking options are endless and range from a small platform on which to place a table and chairs, to grand multilevel structures designed to house planters and water features. Take your pick and fall in love with your outdoor space anew.

HARDWOOD VERSUS COMPOSITE

Composite decking, is a man-made product composed mostly of wood fibers and recycled plastic. Pros: weather and stain resistant, easy to maintain, no splintering, splitting, warping or rotting and no insect infestations.

Hard wood has its own unique and classic appeal. While waterproofing and sealing is paramount, more ongoing maintenance is required.

PRODUCTS: SUPPLIED AND INSTALLED

- + Hardwood decking
- + Composite decking
- + Pergolas
- + Screens
- + Balustrades





What sets DECKS4Life apart

- + Professionalism, service excellence and punctuality
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- + NMC
- + GVK

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- + Tokai Estate retirement village
- + Tsogo Sun - CBD
- + Various Protea Hotels
- + Quay Four - V&A waterfront
- + CTFM - V&A waterfront
- + Tiger's Milk - Century, Claremont, Stellenbosch
- + Tothills building - CBD



CONTACT: Hylton Christie-Smith • 076 908 2175 • 021 762 4752 • hylton@decks4life.co.za • www.decks4life.co.za

LITTLE WAYS TO CREATE BIG GARDENING REWARDS IN THE COMING MONTHS

IT'S GROW TIME

TO RECEIVE YOUR STARKE AYRES OUTLOOK OFFERS, bring this issue of **OUTLOOK** with you to Starke Ayres, Rosebank. You may enjoy each of these offers more than once, if you have your **OUTLOOK** magazine with you. Offers valid while stocks last.



Try your hand at honey lavender ice cream today – the recipe is on page 23.

Starke Ayres has been serving the public of Cape Town since the late 1870's. Primarily a seed development and vegetable breeding company, Starke Ayres Garden Centre supplies quality seeds, trees, shrubs, pot plants, bulbs, fresh flowers and a variety of gardening products.



AUGUST

TIME TO PLANT LAVENDER

Water-wise, wind-resistant and hardy, yet beautiful and heavenly fragrant, lavender is the outright winner for Cape gardens. It thrives in hot sun and dry soil – in fact the only reason it won't thrive is if it gets too much water and shade.

Plant it in abundance; it attracts bees and butterflies to your garden; you'll always have something fresh and pretty to pick for indoor floral arrangements and you can savour it in a multitude of dishes – cooking with lavender is a joy.

WHERE TO GROW LAVENDER

- + Plant along pathways – here you can enjoy the gorgeous scent, while the plants benefit from the heat reflected off the paving.
- + Plant in rows alongside other herbs – the silvery green foliage makes for a wonderful contrast against the deeper green leaves.
- + Plant lavender along fences or trim and train into an aromatic bordering hedge.
- + Plant lavender on patios and next to doors and windows, as it is a natural pest repellent, deterring mosquitoes, flies, fleas and other problem insects.



COMPOSTING IS A MUST

Composting not only delivers essential nutrients to your plants, making them stronger, more likely to flower and fruit and repel pests, it also helps the soil to retain water.

21 Liesbeeck Parkway, Rosebank, Cape Town, 7700 • 021 685 4120 • www.starkeayresgc.co.za
 West Coast Village • Sandown Road • 021 534 8450 • info@starkeayresgc.co.za
 Hours: 8:30AM-5PM seven days a week • Facebook: Starke-Ayres-Garden-Centre

SEPTEMBER**CELEBRATE ARBOR WEEK**

The first week of September is Arbor week. Celebrate with a delightful potted citrus tree. Varieties include: Kumquat, Indian Lime and Chinotto miniature orange.

POTTED CITRUS TREE KNOW HOW

- + Place the pot in a wind-protected sunny, spot, preferably to receive morning sun, but be in shade during the hottest parts of the afternoon to avoid leaf scald. If indoors, ensure there are no draughts from a nearby door.
- + Water regularly: Citrus trees enjoy consistent moisture, but ensure soil drains well and don't allow the base of the pot to sit in water.
- + Be the bee. You'll have to play pollinator to a flowering indoor citrus tree. You can achieve this using an old toothbrush and gently touching each bloom, thereby moving pollen grains from flower to flower. An old electric toothbrush with a weakened battery is ideal as it mimics the vibrations of an insect.
- + Feed. During the growing season only (from September to February), fertilise your citrus plant every two to three weeks with a liquid, organic fertiliser. Good options are: Nitrosol, Talborne 3.1.5 or 6.3.4, which lasts 3-4 months in the soil.

**OCTOBER****WATERING YOUR GARDEN WITH GREY WATER****THE DO'S AND DON'TS**

Grey water comprises recycled water from your laundry, kitchen, shower, bath and hand basin. Its high soap content invariably means it's alkaline.

DON'TS

Avoid grey-watering acid-loving plants such as Azaleas, Begonias, Gardenias, Hibiscus, Camellias and ferns. Similarly, fynbos and Proteas do not enjoy grey water.

- + Do not use grey water if it contains oil, faeces or urine.
- + Do not store your grey water for more than 24 hours.
- + Do not allow children or pets play in or around grey water.

DO'S

Plants which do well with grey water irrigation include: olive trees, rosemary, Bougainvillea, lavender, Cape honeysuckle, Italian cypress, bearded iris and Petunias.

The soapy nature of grey water can act as a pest repellent, so do use it as a foliar spray.

Occasionally flush grey watered plants or lawn with rainwater or tap water to dilute the build up of chemical residue.

Use environmentally friendly soaps and detergents to improve the quality of grey water used in your garden.

If you use a drainage hose to distribute your grey water, secure a nylon stocking or sock on the hose end to trap and filter out lint and hair.







GET STUCK IN, HONEY!

MIRACULOUS IN ITS CREATION
AND TASTE, HONEY ADDS
SPECTACULAR DEPTH OF
FLAVOUR TO SAVOURY
DISHES AS WELL AS SWEET.

RECIPES, PRODUCTION, STYLING AND
PHOTOGRAPHY BY HEDI LAMPERT KEMPER

RACK OF LAMB WITH ROSEMARY, GARLIC AND HONEY

Quick, easy and very impressive!

Serves 4

- + 2 racks of lamb, French trimmed
- + 1½–2 Tbs fresh rosemary, chopped
- + 2 Tbs honey
- + zest of 1 orange
- + ¼ cup orange juice
- + 2 cloves garlic
- + ½ tsp sea salt or to your taste
- + black pepper

Preheat the oven to 190°C. Mix the rosemary, honey, orange zest, orange juice, salt and garlic in a bowl. Set aside. Season the rack of lamb with freshly ground pepper, then heat a heavy-based pan until very hot. Place the lamb in the pan, fat side down, bone-side up. Allow the fat to render down and turn a golden brown—about 10 minutes, then turn it over and brown the opposite side for 1 minute. Remove from the pan and place on an ovenproof tray. Let the lamb come back to room temperature and then brush with the honey, rosemary, citrus and garlic mixture. Roast in the oven for 15 minutes. Lamb should be medium rare. Remove from oven and allow the meat to rest for 10 minutes before serving with roast vegetables of your choice.

ROAST SWEET POTATO WITH SMOKEY AND SPICY HONEY TOMATO AND CHICKPEA RELISH

Hearty and bursting with flavour – a great side for a roast or a substantial vegetarian option.

Serves 4


- + 750 g orange flesh sweet potatoes
- + 2 Tbs olive oil plus extra for rubbing into sweet potatoes
- + 2 tsp cumin seeds
- + 2 tsp whole coriander seeds
- + 1 tsp cinnamon
- + 1 tsp turmeric
- + 2 tsp freshly grated ginger
- + 1 tsp lemon zest
- + 2 tsp garlic chopped
- + 1 chopped fresh chilli (deseeded)
- + 1 onion chopped
- + 2 x 400g tins peeled tomatoes
- + 3 Tbs lemon juice
- + 1 tsp salt
- + 3 Tbs honey
- + 1 x 410g tin chickpeas
- + smoked paprika
- + 4 Tbs pomegranate seeds
- + 4 Tbs chopped pistachio nuts
- + a handful of fresh coriander leaves

Set oven to 190°C. Slice sweet potato into wedges, rub with olive oil and season with salt. Place in an ovenproof dish and bake until tender and starting to turn golden – about 30 minutes.

In the meantime, heat 2 Tbs olive oil in a pan and add cumin and coriander. Cook for a minute then add cinnamon and turmeric. Stir to combine and add chopped onions. Cook until translucent and add ginger, lemon zest, garlic and chilli. Stir to combine, then add tomatoes, lemon juice, salt and honey. Let the mixture simmer and reduce a little so it thickens. Add chickpeas and cook for another five minutes. Remove sweet potatoes from the oven, pour tomato and chickpea mixture over wedges, sprinkle the dish with smoked paprika and return to the oven for about 8 minutes.

Serve sprinkled with pomegranate seeds, chopped pistachio and fresh coriander leaves.





**PAN ROASTED PEAR,
FETA AND BACON SALAD
WITH HONEY, THYME
AND LEMON DRESSING**

Melt-in-the-mouth warm pears, sharp and creamy feta and crunchy salty bacon drizzled with a spectacularly sweet and tart dressing.

Serves 4

- + 2 large ripe pears
- + 4 rounds of feta each 1cm thick
- + 4 Tbs diced bacon
- + 4 Tbs chopped pistachio nuts
- + 2 cups mixed baby leaf salad
- + 1 Tbs olive oil

DRESSING

- + 40 ml freshly squeezed lemon juice
- + 20 ml honey
- + 2 tsp fresh thyme leaves chopped or 1 tsp dried thyme leaves
- + 2 Tbs olive oil
- + freshly ground salt and pepper

Cut the pears vertically into 1cm thick slices. Heat 1 Tbs olive oil in a pan and fry pears until just starting to turn golden. Remove from pan and set aside. Fry bacon bits in the same pan until crispy.

Combine dressing ingredients. Assemble $\frac{1}{2}$ cup of salad leaves on each of four plates, top with a wheel of feta, two slices of pear, a sprinkling each of bacon and pistachio nuts, then drizzle over the dressing and serve immediately.



LAVENDER HONEY ICE CREAM

Don't think twice about doubling up, this is an exceptional treat, it won't go very far.

Makes 750ml

- + 500ml cream
- + 3 sprigs lavender
- + 4 egg yolks
- + 175g honey

Place the cream and lavender in a heavy-bottomed saucepan and heat on medium setting. Remove from heat as mixture starts to steam and show signs of bubbling around the edges.

Cover the pot with a clean dishcloth and allow lavender to infuse for 30 minutes.

In the meantime, beat the egg yolks in a bowl until they become pale yellow and very thick. Gently heat the cream again, as before, remove from heat and also remove the lavender. Slowly add the cream to the egg yolks, stirring all the time, so eggs do not start cooking. Place the egg and cream mixture into a clean saucepan.

Place ice cubes in a bowl large enough to house your saucepan. Set aside. Heat the egg and cream mixture on medium setting, stirring all the time until the mixture transforms into a light custard and just coats the back of a spoon. Don't be tempted to over thicken as you'll land up with scrambled eggs. Remove the pot from the heat and place it on top of the ice cubes in the bowl. (You can also use ice-cold water in a sink.) You simply need to halt the cooking process.) Add the honey and stir until completely incorporated. Place in the freezer and stir at 30-minute intervals until cool enough to place in your ice-cream churner, then follow manufacturer's instructions to freeze. If you don't have an ice-cream churner, just keep stirring the mixture at intervals until it freezes. Scoop into sugar cones and be transported! ■

ALWAYS ON TREND

NEW OFFERINGS AND DIFFERENT LOCATIONS, MEANS WE'RE SHAKING IT UP AT CAVENDISH SQUARE IN THE BEST POSSIBLE WAY!

KAHVÉ ROAD The retro-chic eatery boasts a variety of daily indulgences from delicious gourmet taste combinations to a host of premium coffee blends bound to keep you running back for more. Let Kahlvé Road take you on a journey – it's a taste experience you won't want to miss.

Located on: Ground floor, next to Nicci Boutique



MR PRICE EMPORIUM This new concept store is designed to simplify your shopping experience thanks to easy navigation through the various departments. So all you need to focus on is refreshing your wardrobe and getting on trend with their wide range of young-at-heart, fashion forward and value driven clothing.

Located on: First Floor



BRAS N THINGS will be opening its doors in Cavendish Square this September. Designed by women for women. Bras N Things has lingerie to suit women across all sizes and stages of life, with new styles dropping every week!

Bras N Things Specialist Fit Experts are available in-store every day, with no appointment necessary. *Located on: Ground floor, opposite Aldo.*



KEEDO Cavendish is moving to a bigger and better location. Come visit us and see our latest trends and enjoy exclusive in-store promotions from this proudly South African designer kids brand. We pride ourselves in taking care of the planet and all who live on it. *Located on: First Floor, opposite Identity.*



TREAD+MILLER, with its scent of cologne and leather, and the ambience of a gentleman's club, offers footwear and accessories for the style-focused urban man. Happily, there's a curated collection of ladies' footwear too. *Location: Next to Poetry*

STA TRAVEL offers cheap flights, student flights, discounted student and youth travel, working holidays, cheap hotel and hostel bookings, travel insurance, discount cards and special offers on tours and packages. Exclusive to STA Travel is our Flexi product range. You can secure your flight for R250, tour for R500 or holiday package for R 1 000 and pay the rest off before your departure! Start the Adventure *Located on: first floor, opposite Old Khaki*

ALL PRODUCTS ON THESE PAGES ARE AVAILABLE FROM STORES AT CAVENDISH SQUARE / www.cavendish.co.za

LF

LE FRANSCHHOEK
HOTEL & SPA

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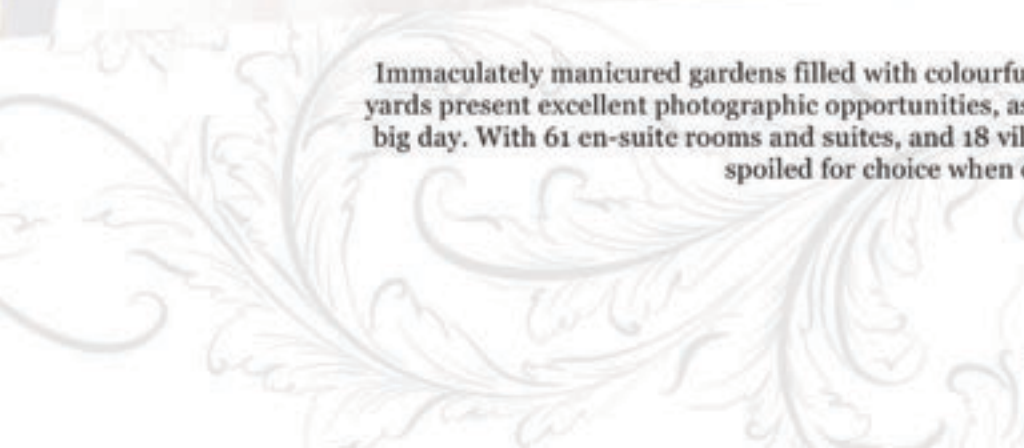
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Designed with exceptional craftsmanship Lace Up is an iconic sneaker lifestyle brand defined by an empowered sense of streetwear and a confident sense of style. 021 712 2664

HEAD SOUTH

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Ample parking available

All items pictured on these pages are available from stores at Blue Route Mall.

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Gondwana Private Residences



Situated in the heart of the Garden Route, you will find a beautiful piece of land that will stir your senses. Set on 11,000 hectares, Gondwana Game Reserve holds the distinction of being the only Fynbos reserve in the world with free roaming big five game as well as over 15 species of antelope and predators respectively. An accessible bush experience with worldclass attractions including championship golf courses, pristine beaches and charming coastal towns on your doorstep.

Gondwana Private Residences presents limited opportunities for those who want the unbelievable experience of living in the wild. Each north-facing, full title site is privately situated with spectacular views of the Outeniqua Mountains and dramatic valleys blanketed in colourful fynbos. Luxury amenities include an owner's recreational bush lodge with gourmet dining and infinity pool, a boutique safari lodge with game drives and housekeeping on offer to owners, and a 1000 hectare protected area inhabited with antelope and giraffe ideal for hiking, mountain biking, trail running, and fishing.

Stands from R1 million. Completed residences from R4.2 million.

Exclusive 200 hectare title deeds available within the game reserve to develop your own piece of Africa!

Contact Gondwana's office at +27 44 697 7077 | mark@gondwanagr.co.za | www.gondwanagr.co.za



CAPE EXPERIENTIAL TRAVEL

BEYOND SIGHTSEEING, EXPERIENTIAL, PRIVATE GUIDED TRAVEL IS THE NEW WAY TO GLOBETROT.

Local lads Daniel Sheard and James Suter have teamed up to provide an unforgettable immersion into the best the mother city and surrounds has to offer. Their company, African Lynx Travel specialises in unique and customised trips based on the client's interests.

Guests are hosted by an experienced and highly knowledgeable private guide and transported in a robust yet luxurious, modified Land Rover Discovery for the duration of their stay in the Cape – from airport welcome to departure.



TABLE MOUNTAIN ORIENTATION

A great start to all trips. Either a coffee and pastry or G&T sundowners served from the slopes of Table Mountain.



DEEP SOUTH EXPERIENCE

After viewing the Cape of Good Hope Daniel and James throw together a traditional veld braai at one of their favourite spots in the reserve. Expect a selection of meat from surrounding farms served with local craft beers and wines.

CONSERVATION PARTICIPATION

In partnership with SANCCOB, who protect the endangered African Penguin, and The Cape Leopard Trust, African Lynx provides guests with a singular opportunity to actively participate in conservation alongside conservationists who are protecting our unique wilderness – a transformative experience.

LOCAL ARTISANS

Colourful, vibrant and endlessly inspiring, Cape Town is home to a thriving community of artisans. Guests are invited to spend time in micro-breweries tasting the beer straight from the tanks, walk through the factories of some of our most creative manufacturers and get a taste of what really makes this city tick.

OVERLAND DAY TRIPS

Visit some of the most spectacular areas in the Cape just a few hours drive from Cape Town. The West Coast and Cederberg (who can resist spring flowers?) The Overberg, Elgin, Breede River Valley and much more. Departure is bright and early, with a stop on the road for a freshly brewed coffee en route and a picnic lunch or veld braai. ■

AFRICAN LYNX ENSURES IMMERSIVE, LOCAL AND AUTHENTIC EXPERIENCES ALLOWING YOU TO CONNECT TO THIS INCREDIBLE CORNER OF AFRICA.



CONNECT, DETECT, PROTECT!

NOW, FINALLY THERE IS SOMEONE TO SEE WHAT TRIGGERED YOUR ALARM WHILE YOU ARE AWAY - YOU.

What if only 2 of every 100 telephone calls you received actually had someone on the other end of the line? Or you had to wade through 98 false Whatsapp messages before you found any with real content? What if your car told you it was out of petrol, but was only accurate 2% of the time? It is absurd. You simply wouldn't accept this level of performance.

Yet, the real absurdity is that over 98% of home or business alarm activations are false, and stats show one can't tell the 2% of activations requiring emergency reaction, in any way, from the other 98%. Now that's truly alarming for what is essentially a critical emergency information system.

In a world where you can get up-to-the-minute real-world prices on rice futures in China, and see what second cousin Linda had for breakfast at that new deli in downtown Perth on Facebook, is it not beyond

ridiculous that you do not know what triggered your alarm just outside your bedroom window less than a minute ago?

It's likely that if you're away from home, the only link you have to your alarm system is through a contracted armed response company. That's all good and well, but surely Smart technology should allow you to establish, first-hand and quickly (if not in real time), the current security status of your most precious possessions - your family, and your biggest financial asset - your home?

Sentian costs R8 995-R12 995 once-off for the smart hub, with an ongoing R159-R259 monthly service fee based on the package you require to cover Cloud storage, unlimited email and sms communication, and access to ongoing system and app software upgrades. The total installation cost depends on your alarm, CCTV and home automation requirements, based on what you already have installed.



A COMPLETE SECURITY SOLUTION

The Sentian 3i

Among the latest available options is the Sentian 3i. Essentially this is a 'brain' for your home security. It takes off-the-shelf security solutions, like your alarm, cameras and automation, and connects them to each other and the Cloud. The result is a complete security solution:

- + Identify what has triggered your alarm. Sentian sends you a 12-second video clip showing you what triggered your alarm. No more guessing.
- + Respond to an alarm event, whether you are at home or away. With the Sentian 3i, you can push the panic button, open the gate to allow armed response to enter, turn on the outside security lights, and watch them walk around your property, from your bedroom, or from the other side of the world
- + Control access to your property. You can now allow access, only when you want to provide it, and watch as people come and go. Let armed response in, or the gardening service out. With Sentian, you are always in touch with your home. Check in on your camera live feed. See what time your kids got home. Receive notification when your alarm is triggered. Identify a troublesome motion sensor. Check in on your staff or your pets. Turn off your geyser. The possibilities are endless.
- + Do away with multiple, outdated and often counter-intuitive keypads and systems to access and control your alarm, CCTV or home automation. With Sentian, there is only one, simple and intuitive interface, available on multiple platforms for your convenience.
- + Leverage your existing security investment. Sentian builds on your existing alarm, CCTV and home automation systems, so there is no need for replacement. This also makes it a very competitive option.

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TAKING THE CUSTOMER CONVERSATION ONLINE

DIGITAL PLATFORMS CONSTANTLY PRESENT INDUSTRY LEADERS WITH NEW OPPORTUNITIES TO GROW THEIR BUSINESSES. GREEFF PROPERTIES SEEKS TO BE AT THE CUTTING EDGE AND RECENTLY PARTNERED WITH ONLINE PUBLISHER THE SOUTHAFRICAN.COM.

BY GORDON GLYN-JONES



As traditional forms of media and communications give way to an upwardly mobile industry, those dealing in content are forced to curate information in a manner that is attractive to online readers, while still offering the information users are looking for. According to the latest IAB stats, the online environment in SA sees about 43 million unique browsers each month, many of whom are on mobile.

Publishers and companies looking to present themselves online therefore rely heavily on opinion mining and analytics to connect straight off the bat. Understanding the market is key to how we engage with readers from a B2C perspective, but that's just one part of the equation.

"As a relative newcomer to the online publishing scene, we certainly punch above our weight in terms of rankings; which is a direct product of capitalising on what the reading public often look for: genuine engagement," says Patrick Atherton, MD of TheSouthAfrican.com.

The South African has an established audience of over 250 000 SA expats globally,

but has more recently been topping the big players in SA with over 2-3 million pageviews a month from SA alone.

Anyone can get people's attention; it's keeping it and staying relevant that builds true engagement and ultimately community. Your voice and style have a major impact in these areas. This presents a golden opportunity to businesses eager to engage these readers with high value propositions, like property, for instance.

"We've seen a lot of growth in readers and engagement whenever we connect with South Africans on matters that are important to them, and deliver them in the form of a conversation instead of what can, at times, feel like a lecture," Atherton says.

The partnership between The South African and Greeff Properties was a good fit, as Greeff have taken to digital as if it comes naturally, which is evident in the way the company engages the media as well as potential buyers; and with South Africa climbing the ranks among the world's most digitised economies – currently ranked 65th out of 139 countries – it's a pretty good place to be.

As things currently stand, 59.3% of all South Africans currently have access to the internet in some way, shape or form; so when it comes to digital, there will always be room at the table for those willing and able to diversify their means of engagement with the public. ■



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The Financial Times reported earlier this year, “The majority of economists are just as pessimistic about Brexit’s likely effect on Britain’s longer-term economic prospects as they were a year ago and have not been reassured by the resilience of the UK economy after the referendum or the plans of government.”

Before the referendum last June, many economists produced gloomy forecasts which have since been proved wrong. Consumers’ confidence has not suffered and the UK economy grew by more than previously reported. Furthermore, the commencement of Brexit negotiations is good news. After all those years of the UK dragging its heels, refusing to join in, seeking to delay progress to political union and declining to be part of the Euro, they can at last sort out a strong and positive relationship that works for them both.

I share my reasoning by evaluating the fundamental drivers behind the residential real estate market within the United Kingdom:

HOUSING SUPPLY AND DEMAND

The UK faces a critical shortfall in housing supply. What governments have failed to do is to tackle capacity in the house building industry and the planning sector.

Despite the positive figures of 147 960 completed homes in 2016–2017, house building is still well below the demand level of 250,000 homes per annum.

A recent report from the Land Registry and Office for National Statistics (ONS) shows that any uncertainty about the election had little effect on UK house prices. House prices rose by an average of 5.6% in the year April 2016 to April 2017.

Given that sellers will continue to dominate the negotiation, this will simply mean that house prices will continue to rise. This is exceptionally good news for a real estate investor who is looking for capital growth exposure over the long term.

RENTAL YIELDS AND INTEREST RATES

The United Kingdom market offers the unique opportunity to generate substantial cash flow from your real estate investments given the wide gap that exists between rental yields and interest rates, when compared to many developing countries, like South Africa.

Investors will earn a stronger rental yield in the north of the UK. While in the south of the UK, higher demand has pushed up prices, resulting in high capital requirements to enter the market and weaker rental yields.

BREXIT: THE REAL ESTATE INVESTMENT OPPORTUNITY

Most investments we target have rental yields ranging from 8% to 12% per annum for buy-to-let investments (single tenant houses, usually for families) or 15% to 20% per annum for houses-of-multiple-occupation investments (shared tenant housing, usually for young professional, students or blue collar workers).

The mortgage lending interest rates we put in place on our investment properties vary between 3% to 6% per annum. This interest rate is subject to the credit history of your limited company, asset base within your limited company and status relating to the directors and shareholders of the limited company.

This is exceptionally good news for a real estate investor who is looking to generate cash flow in both the short term and the long term.

MORTGAGE LENDING

The UK mortgage market is one of the most innovative and competitive in the world. This has led to a wide range of mortgage lenders and types of mortgages. There are primarily two types of mortgage lending products available in the market;

Firstly, residential mortgages for home buyers or first-time buyers. This lending market is driven on providing mortgages based on income and affordability criteria.

Secondly, and most importantly, investment mortgages for investors. This lending market is driven by providing mortgages based on asset security and rental income criteria.

This is exceptionally good news for a real estate investor who is looking to expand their property portfolio and wants to invest in an asset-based, lending investment market and does not want to be constrained by their personal affordability.

CURRENCY WEAKNESS

The Pound Sterling, which is the fourth most-traded currency in the foreign exchange market, fell dramatically after the Brexit vote last year. Since then, many foreign investors have been acquiring real estate assets within the UK at 10% to 15% lower entry costs.

This is exceptionally good news for a real estate investor who is looking to diversify their capital base into a global currency, such as the Pound. ■



“I PERSONALLY SEE THIS BREXIT CHANGE AS A MASSIVE “WINDOW OF OPPORTUNITY” TO INVEST IN RESIDENTIAL REAL ESTATE WITHIN THE UNITED KINGDOM,” SAYS WARREN BRUSSE, CHIEF FINANCIAL OFFICER OF UNITED KINGDOM PROPERTY PARTNERS.

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BISHOPSCOURT

R49 000 000

Residence of distinction

Set in one of Bishopscourt's most prestigious roads, is this elegant and stately home. An impressive and spacious forecourt showcases "La Montagne's" sash windows and shutters. The entrance floor is an open-flowing entertainment level with a superb view and chef's kitchen, scullery and pantry. The unique layout is perfectly configured to complement both a guest house and relaxed family lifestyle. Reception areas open onto a crowd-pleasing covered terrace with heaters and built-in braai. Sumptuous air-conditioned suites and a beautiful expansive master suite with sitting room, his and hers bathrooms and private balcony. Downstairs entertainment pad with media and cinema room, wine cellar and treatment room/ salon with bathroom and sauna. Lush level garden with floodlit tennis court, dramatic mountain views, swimming pool and changing room en suite.

Web Ref No 1875105 • Beds 7 • Baths 7 • Garages 4 • Parking 6



BISHOPSCOURT

R37 500 000

Captivating gem in superb location

This romantic thatched home, Hathaway, was built in the 1940s and has been restored and maintained with love and care. Versatile spaces and bedrooms, superbly appointed, oozing charm and offering great flow to a large, covered terrace and manicured, landscaped garden. Additional features include six-car garaging, staff accommodation, a floodlit tennis court, heated pool, solar panels, borehole and an attractive and spacious guest cottage/ work-from-home.

Web Ref No 2217048 • Beds 4 • Baths 4 • Garages 6 • Parking 6



BISHOPSCOURT

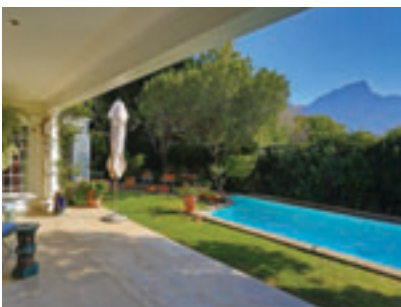
R14 950 000

Delightful family home

Ideal home for an extended family, situated on two separate and level plots, totalling 3 500m². The private garden is a haven of lawn and shrubs. The home provides spacious accommodation with seven bedrooms, and in addition, there is a perfect work-from-home office above the garage, but could be another bedroom suite.

Web Ref No 2239120 • Beds 7 • Baths 4 • Garages 2

Debbie Woods – 082 578 4181 – debbie@greeff.co.za | Rob Maspero – 083 447 6660 – rob@greeff.co.za



CLAREMONT UPPER

R14 250 000

Exclusive Eyton Terrace

Once-in-a-lifetime opportunity to acquire this sun-filled, Georgian-style, single-storey home, set comfortably on the Estate with great mountain views. A welcoming entrance hall leads to spacious reception rooms with fireplaces, solid oak floors and doors leading to a deep terrace, garden and pool. Three suites in the main house, plus a large study and self-contained guest/housekeeper suite with kitchenette and private courtyard.

Web Ref No 2236440 • Beds 4 • Baths 4 • Garages 2 • Parking 2

Debbie Woods – 082 578 4181 – debbie@greeff.co.za | Rob Maspero – 083 447 6660 – rob@greeff.co.za



CONSTANTIA UPPER

R50 000 000

Web Ref No 2130480

Beds 7

Baths 7

Garages 6

Exclusive lifestyle in the Silverhurst Security Estate

Set on a luxurious 5 000m² of manicured garden in the prestigious Silverhurst Estate, this residence of 2 000m² is equipped with the latest technology, which includes: VIP security system, Lutron Home Automation, High Tech lighting, Integrated sound system, air-conditioning, underfloor heating, fully automated irrigation system and an automatic back-up generator. A large salt water pool is set in the manicured garden as well as a rim-flow Jacuzzi and Koi pond. 24-Hr guard-gated security.



CONSTANTIA UPPER

R33 000 000

Web Ref No 2180449

Beds 5

Baths 5

Garages 3

Gracious family living in upmarket Silverhurst Estate

Magnificent Michael Dall architect-designed 1 000m² quality home. This immaculate property offers an easy flow between the Provençal open-plan kitchen to formal dining room, bar and extra length undercover veranda/entertainment room with fold-back doors. Set amongst the country's most famous wine estates and within close proximity to leading schools, shopping centres and restaurants. Enjoy Silverhurst with its 24-hr security, two grass tennis courts and almost eight acres of beautiful gardens.



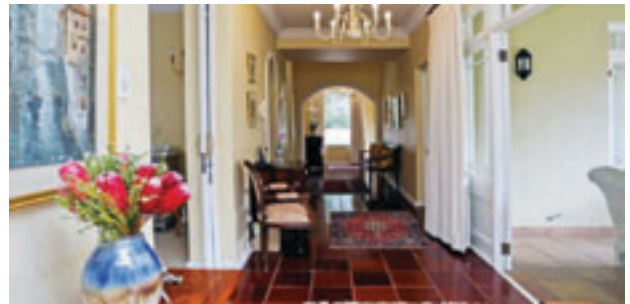
CONSTANTIA UPPER R24 000 000

Colonial classic in Silverhurst Estate

Sunny and bright, up-to-the-minute, double-storey home with oak-engineered wooden floors, open-plan kitchen to living room and dining area, offers both casual and formal entertaining, all leading to well landscaped garden with mountain views. North-facing under-cover veranda leading from the upstairs landing and bedrooms.

Web Ref No 2240535 • Beds 5 • Baths 3 • Garages 2

Marie Durr - 083 269 8608 - marie@greeff.co.za | Cheryl Teubes - 082 457 9980 - cheryl@greeff.co.za | Sari Raz - 072 926 2604 - sari@greeff.co.za



CONSTANTIA UPPER R17 900 000

Unsurpassed lifestyle in Silverhurst

Nestled into one of the best view sites, this sunny and bright English-style country home offers a relaxed lifestyle, with delightfully spacious bedrooms, three elegant reception rooms and study in the tasteful garden, conveniently landscaped with pool and mountain views.

Web Ref No 230344 • Beds 4 • Baths 4 • Garages 3

Marie Durr - 083 269 8608 - marie@greeff.co.za | Cheryl Teubes - 082 457 9980 - cheryl@greeff.co.za | Sari Raz - 072 926 2604 - sari@greeff.co.za



CONSTANTIA UPPER R9 500 000

Modern classic with superb living spaces

An air of tranquility pervades this spacious 373m² family home. Set in a 1 448m² garden, this stunning home features spacious reception rooms, open-plan Provençal kitchen and family room which opens onto the all seasons under-roof veranda and garden, embracing the spectacular north-facing mountain views.

Web Ref No 2268161 • Beds 4 • Baths 3 • Garages 2

Marie Durr - 083 269 8608 - marie@greeff.co.za | Cheryl Teubes - 082 457 9980 - cheryl@greeff.co.za | Sari Raz - 072 926 2604 - sari@greeff.co.za

COME HOME TO WYCOMBE PLACE - CONSTANTIA UPPER



The verdant, tranquil and highly sought-after Constantia valley is to be home to a new, exclusive gated estate of only six units.

Defined by classic architectural lines with a vernacular feel, and spacious, thoughtfully designed interiors with top finishings and fittings, Wycombe Place is a truly desirable offering.

Additional Features include:

- State-of-the-art security • Fibre optic connectivity • HD TV/DSTV network • LED lighting throughout • 2.4 Metre high solid internal doors • Smeg oven and hob • Hans Grohe sanitary fittings • Geberit cisterns • Landscaped gardens • Automated irrigation and borehole water • Solar heating to all geysers • Grey-water and rainwater harvesting underground tank • NHBRC registered and guaranteed • North-facing • Excellent mountain views • Guard house

ON SHOW Sunday 2pm to 5pm. Follow boards from Brommersvlei, Rust en Vrede into Wycombe.

For further information, contact: developments@greeff.co.za

Cheryl Teubes: 082 457 9980 | Marie Durr: 083 269 8608
Bruce Durham: 082 380 1880 | Sari Raz: 072 926 2604

ESTIMATED COMPLETION: MAY 2018
R12 250 000 INCL VAT
NO TRANSFER DUTY

GREEFF
PROPERTIES

CHRISTIE'S
INTERNATIONAL REAL ESTATE

LUXURY LIVING IN A SECURE ESTATE

All the grandeur of stylish, spacious Constantia Valley living, in a convenient, easy to maintain, lock-and-go with exceptional security.

Ten brand new homes are planned for exclusive secure, gated development, 26 On Brommaert. Boasting generous, family sized accommodation and gardens, featuring top-of-range fittings and finishes, these homes are located in the heart of Constantia Upper. Enjoy an enviable address and a lifestyle second to none, close to a plethora of inter-leading greenbelts with winding rivers, walking, cycling and horse riding trails, and within easy reach of the top Southern Suburb schools, numerous shopping centres and motorway access.

Features Include:

- Smeg oven & hob • Solar heating • Underfloor heating in the bathrooms • Double-sided Calore fireplaces • Double-glazed windows • Fibre network installed before occupation - 100MB fibre line in each house • High-specification finishes and composite stone tops throughout • Wraparound covered patios • Borehole water and grey water harvesting • Wireless Paradox alarm systems and high-definition security cameras • Swimming pools optional • Landscaping by Alan Dawson Gardens • North-facing • Excellent mountain views • NHBRC registered and guaranteed • Guard house
- Turnkey or plot-and-plan sales structures.**

For further information, contact: developments@greeff.co.za

Cheryl Teubes: 082 457 9980 | Marie Durr: 083 269 8608
Bruce Durham: 082 380 1880 | Sari Raz: 072 926 2604

26 | ON BROMMAERT



ESTIMATED COMPLETION: JULY 2018
R10 500 000 INCL VAT
NO TRANSFER DUTY

GREEFF
PROPERTIES

CHRISTIE'S
INTERNATIONAL REAL ESTATE

OLD KENDAL ROAD – CONSTANTIA



ESTIMATED COMPLETION: NOVEMBER 2017
R6 500 000 INCL VAT
NO TRANSFER DUTY

A development of four newly-built, free-standing homes on a verdant erf in the highly sought-after Constantia area.

Set on the corner of Old Kendal Road and Weltevreden Avenue, a prime piece of land is about to be transformed into four valuable properties, each comprising a three-bedroomed, two-bathroomed home with an open-plan living space, and undercover patio area, leading onto a level garden. Each home will boast top quality finishes, excellent security and great views.

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VENUE: On site – Old Kendal Road, Constantia

For further information, contact: developments@greeff.co.za

Jean Kerr: 082 975 8427 | Anthony Snyman: 083 621 1279

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CONSTANTIA

R4 995 000

Home with two separate cottages

This north-facing family home is set in a level garden with large pool and established trees, PLUS income-generating cottages. Large living room with doors leading out to garden, dining room and family/TV room with wood-burning fireplace. Fully fitted granite kitchen with hob, undercounter oven and extractor fan. Plumbed for two appliances. Large master bedroom with full en suite bathroom, ceiling fans and doors out to pool area, plus three further bedrooms. two one-bed cottages with living room, kitchenette and bathroom.

Web Ref No 2178151 • Beds 4 • Baths 4 • Garages 2

Jean Kerr – 082 975 8427 – jean@greeff.co.za | Anthony Snyman – 083 621 1279 – anthony@greeff.co.za

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ZWAANSWYK

R19 950 000

Sun and splendour in beautiful Zwaanswyk

Without doubt this is the best site in the Southern Suburbs. This impressive, light filled residence offers what can only be described as mesmerising views. A property of this calibre is rare, and therefore an extraordinary investment, but it is also a much loved home surrounded by a Garden of Eden. Set on 6 217m², exceptional landscaping draws the eye from the Mediterranean-style home to the pools below, which are set in exotic and indigenous gardens. A borehole with irrigation systems and storage tanks meet all water requirements. The wraparound terrace, wine cellar and fully equipped pool house make entertaining a pleasure and swimmers can enjoy solar heated water. A two-bedroom caretaker's cottage, double garaging and an established security system complete the home.

Web Ref No 1767781 • Beds 5 • Baths 5.5 • Garages 2 • Parking 6



ZWAANSWYK

R9 450 000
 incl VAT, no transfer duty

Sophisticated executive townhouse

Sparkling new lock-up-and-go in prestigious security estate. Situated in the tranquil leafy Constantia Valley, the estate offers 24-hour security, clubhouse with swimming pool, full-time caretaker, together with flourishing vegetable garden. Rural feel and still close to top schools, golf courses, shops and restaurants.

Web Ref No 2275476 • Beds 3 • Baths 3 • Garages 2 • Parking 2



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ZWAANSWYK

R6 200 000

A Hansel and Gretel cottage!

Nestled amongst the pines on the slopes of Constantiaberg, offering wonderful views across False Bay, you will find this super-cute cottage. Ideal for the singleton or couple who desire low-maintenance living in a manageable size home, yet enjoy rural ambience. Ideally positioned for easy access to top schools, including Reddam and the International School, Steenberg Village, Blue Route Shopping Mall, Tokai forest and top restaurants.

Web Ref No 2249623 • Beds 3 • Baths 1.5 • Parking 2

Karen Little - 083 261 8849 - karen@greeff.co.za | Mandy Kuhn - 082 600 8846 - mandy@greeff.co.za



NIEUWE STEENBERG

R7 850 000

Stylish townhouse alongside Steenberg Golf Estate

Built on an elevated heritage site with gentle slopes, beneath the Steenberg and Constantiaberg mountains, Nieuwe Steenberg Estate neighbours the Steenberg Golf Estate. The development is an ingenious and sensitive collaboration of Cape heritage architectural references and state-of-the art construction. Across the road from Reddam House, and Steenberg Village, with shopping, restaurants a veterinary hospital and pharmacy, hairdresser, beauty salons and postal services 10 to 20 minute drive to the False Bay beaches of Muizenberg, St James and Kalk Bay, while Virgin Active Westlake is a two-minute drive or quick jog away.

Web Ref No 2114777 • Beds 3 • Baths 3 • Garages 2 • Parking 2

Bruce Durham – 082 380 1880 – bruce.durham@greeff.co.za



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STEENBERG GOLF EST.

R15 700 000

Elegance edging the fairways

This immaculate home oozes charm and sophistication. With formal and informal living areas, all rooms are well proportioned and there is a seamless flow to the entertainment patio with concertina doors to the private deck, patio and sparkling pool. Three bedrooms, all en suite and a guest loo, plus a large study with fireplace. This home also boasts staff quarters and offers a fantastic lifestyle in a secure setting.

Web Ref No 2231403 • Beds 3 • Baths 3 • Garages 2 • Parking 2



STEENBERG GOLF EST.

R9 995 000

Live in a world-class golf estate

This simply delightful home offers four spacious bedrooms and two entertainment rooms, which flow onto a gorgeous low-maintenance garden. This home is close to a small park and offers a fantastic lifestyle in a secure setting. Steenberg Golf estate is just minutes away from shopping outlets, Reddam school, Constantia wine farms and Tokai Forest. Great investment as very high rentals are achieved. Two golf memberships and golf cart included. Serious seller

Web Ref No 2016020 • Beds 4 • Baths 3 • Garages 2 • Parking 2



NEWLANDS

R14 500 000

Web Ref No 2316630

Beds 5

Baths 2

Garages 2

Parking 2

English contemporary, country-style home

Set on an avenue in Fernwood, this home is elevated above its neighbours, creating a sense of space, beyond the ample 1200m², with the further benefit of a lofty outlook. With a kitchen designed for easy family living and social events, combined with two cricket-friendly lawned areas, serviced by a borehole, a separate play area for kids or teens, this home lends itself to happy times.

Donna Norgarb - 071 602 7518 - donna@greeff.co.za



NEWLANDS **R8 300 000**

Neat Fernwood family home

With plenty of accommodation and a large kitchen flowing onto the living and entertainment area, this home has everything to offer. Set on a quiet avenue off Boshoff, one is in paradise in the city, in this tree-lined neighbourhood. Easy to maintain garden and small pool.

Web Ref No 2192340 • Beds 4 • Baths 4 • Garages 2 • Parking 2

Donna Norgarb – 071 602 7518 – donna@greeff.co.za



NEWLANDS **R7 950 000**

A hint of Provence

On, this quiet, tree-lined avenue in Fernwood, be it a hot summer's day by the pool or a winter's day by the fire, the mountain will always be present and impressive from this home. A single-storey, with bedrooms all together, combined with a pretty little garden.

Web Ref No 2268217 • Beds 3 • Baths 3 • Garages 2 • Parking 2

Donna Norgarb – 071 602 7518 – donna@greeff.co.za



NEWLANDS **R7 495 000**

Newlands classic

This four-bedroomed home with a large open-plan living, dining and kitchen area boasts a beautiful leafy outlook. With an indoor heated pool and large entertainment area, one can enjoy this property all year round. Walk to SACS, Westerford and local preschools.

Web Ref No 2269271 • Beds 4 • Baths 3 • Garages 1 • Parking 5

Donna Norgarb – 071 602 7518 – donna@greeff.co.za



NEWLANDS

R8 850 000

Cosmopolitan living in prime suburbia

Step out of your front door for a drink in the village, your fresh daily loaf from Melissa's, or a bite at Hudsons. Take the dog along while you enjoy a short stroll to an array of excellent preschools and schools. It's the best spot in the best city. Views of Devil's Peak. Building commences 2017. Complete early 2018.

Web Ref No 2309371 • Beds 3 • Baths 3 • Garages 2

Donna Norgarb - 071 602 7518 - donna@greeff.co.za



CLAREMONT

R7 650 000

Superb, expansive penthouse at Intaba

This very large, double-volume, two-bedroom apartment has become available. Air-conditioned, with easy flow, open-plan lounge, dining room and kitchen, plus gas fireplace. Massive patio allows you to see forever. Your own private pool. It has just about everything.

Web Ref No 2243983 • Beds 2 • Baths 2 • Parking 2

Brent Farrell - 082 876 4548 - brent@greeff.co.za



NEWLANDS

R4 400 000

Light and welcoming

Here is a popular apartment complex. This extremely well maintained apartment has become available to the marketplace. There is air-conditioning to boot. Beautifully positioned, very appealing, with brilliant security, in a small, most attractive block. Included are two underground parking bays plus a store room.

Web Ref No 2244046 • Beds 2 • Baths 2 • Parking 2

Brent Farrell - 082 876 4548 - brent@greeff.co.za



RONDEBOSCH

R11 950 000

Spacious & light in heart of Golden Mile

On a quiet road, a recently renovated home. Spacious open-plan kitchen (separate laundry and scullery) open to dining and sitting area all flowing onto terrace via stack-back doors. Pool in newly landscaped garden. Large family/games room opens onto sunny patio. Two Rocale wood-burning fireplaces.

Web Ref No 2319077 • Beds 5 • Baths 3 • Garages 2 • Parking 2

Anne Wilkinson - 073 035 6461 - anne@greeff.co.za



NEWLANDS

R6 900 000

Elegant pied a terre

Beautifully renovated to allow ample light in, this spacious home is of a superb standard. Simply bring your creature comforts and settle in without delay.

Web Ref No 2113470 • Beds 3 • Baths 3 • Garages 2 • Parking 2

Donna Norgarb - 071 602 7518 - donna@greeff.co.za



NEWLANDS

R5 995 000

Gated development

Starting at R5 995 000 incl VAT and Transfer Duty. House sizes from 233m² and 240m². Within walking distance of Cavendish, this secure development boasts superb outlook and finishes. A designer kitchen, separate scullery, flows onto the entertainer's garden, complete with mountain views. In the heart of the suburbs and school belt, these bespoke lock-'n-go's have much appeal. Two units left.

Web Ref No 2148463 • Beds 3 • Baths 2 • Garages 2

Mark Shagam - 083 272 4004 - mark@greeff.co.za | Donna Norgarb - 071 602 7518 - donna@greeff.co.za



NEWLANDS

R5 950 000

Location and sophistication

Simply bring your Eames Lounger and Moët. Enjoy the ease and privilege of owning a life-style created for you by an extremely talented designer.

Web Ref No 2096373 • Beds 2 • Baths 3 • Garages 1

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RONDEBOSCH

R7 700 000

Ideal renovation opportunity

This north-facing house is well-positioned in sought-after Sunnybrae. Top schools, Keurboom Park and WP Cricket Club all in walking distance. Four reception areas and a homely eat-in kitchen. Separate flatlet with its own entrance, which is spacious and perfect for B&B/work-from-home.

Web Ref No 227586 • Beds 4 • Baths 3 • Garages 2

Anne Wilkinson - 073 035 6461 - anne@greeff.co.za



RONDEBOSCH

R5 950 000

Truly a magnificent home

A beautifully remodelled home, entrance hall leads into lounge with fireplace into dining room which flows into large eat-in kitchen. Delightful family room with built-in braai, stack-back doors to garden and pool. EXTRAS: Satellite dish, heated towel rails and fixed speakers throughout.

Web Ref No 2191386 • Beds 4 • Baths 3 • Garages 2

Val Petzold - 083 625 0433 - val@greeff.co.za



RONDEBOSCH

R5 900 000

Well priced, contemporary-Golden Mile

Here is an opportunity to own a large family home in one of the most exclusive areas in Cape Town, at an excellent price. With four bedrooms, a large low-maintenance garden, in close proximity to leading schools, this home has much to offer.

Web Ref No 2222852 • Beds 4 • Baths 2

Anne Wilkinson - 073 035 6461 - anne@greeff.co.za



RONDEBOSCH

R3 300 000

Stylish charm in the village

Abounding in charming features and well-positioned in the village, this home further boasts a separate guest suite and pretty courtyard garden, complete with plunge pool. With pristine original features and high ceilings juxtaposed with screeded floors and a contemporary kitchen, this home will please the design-conscious buyer.

Web Ref No 2272941 • Beds 3 • Baths 2

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ROSEBANK R7 250 000

Double-gabled prestige

West-facing, thus commanding impressive mountain views, boasting a spacious garden situated on 1,616m², this property hosts a substantial second dwelling comprising large bedroom and living area, perfect as a modern guest suite, comfortable retirement cottage or rentable income.

Web Ref No 2129872 • Beds 4 • Baths 3 • Garages 2 • Parking 6

Mark Shagam - 083 272 4004 - mark@greeff.co.za



CLAREMONT - LYNFRAE R5 320 000

Ripe for upgrading!

This could be yours, if you're willing to take on a delightful challenge, by transforming this sturdy, well-built home, into a modern, contemporary dream residence. Reconfigure, reconstruct! It has a vista that cannot be taken from you.

Web Ref No 2136159 • Beds 3 • Baths 2 • Garages 1 • Parking 2

Mark Shagam - 083 272 4004 - mark@greeff.co.za



MOWBRAY R3 800 000

Super-flatlet too!

So well situated on a quiet street in Upper Mowbray, a short stroll to UCT, an easy commute to The City. Open-planned to allow for great family living from modern kitchen to spacious living room with fireplace and dining room.

Web Ref No 2237319 • Beds 3 • Baths 2 • Garages 1 • Parking 1

Mark Shagam - 083 272 4004 - mark@greeff.co.za



RONDEBOSCH EAST R1 195 000

Secure Rondebosch Close

Two-bedroom duplex offering secure lock-and-go. Spacious open-plan living with door to garden area. Parking bay, communal braai and pool facilities.

Beds 2 • Baths 1 • Parking 1

Shahieda Bardien - 084 512 4845 - shahieda@greeff.co.za



WYNBERG VILLAGE R1 200 000

Chic, elegant, sophisticated

A remarkable artistic feel defines this intriguing home. Living room highlighted by a sweeping staircase. Dining room area reserved. Ultra-modern kitchen. Two immaculate bedrooms! Simply gorgeous bath-shower enclosure. Separate guest toilet. Secure parking.

Web Ref No 229940 • Beds 2 • Baths 1.5 • Parking 2

Jordan Beya - 078 346 2995 - Jordan@greeff.co.za



WYNBERG R795 000

Here's a hot one!

The wizardry of modern design is depicted in this immaculate apartment. A trend-setting living room, oozes charm and sophistication. An intimate dining room area has been allocated. Perky, modern kitchen with breakfast nook. Stylish bedroom. Secure allocated parking.

Web Ref No 2308162 • Beds 1 • Baths 1 • Parking 1

Jordan Beya - 078 346 2995 - Jordan@greeff.co.za


WYNBERG
R4 350 000

Chelsea—all the bells and whistles

Exquisitely decorated and beautifully appointed, this lovely duplex apartment offers a generous balcony which overlooks the charming Chelsea Square. A lock-'n-leave ideal for young couples, travellers and investors.

Beds 2 • Baths 2

Lana Holt - 071 035 9458 - lana@greeff.co.za


WYNBERG UPPER
R3 500 000

Splendid contemporary living

Entering the generous picturesque treed entertainment area this immaculate townhouse offers excellent accommodation. Open-plan living with bay windows, a good-sized dining-room and a well-appointed kitchen, built-in gas stove and ample cupboards. Excellent security.

Web Ref No 2327323 • Beds 3 • Baths 3 • Parking 2

Lana Holt - 071 035 9458 - lana@greeff.co.za

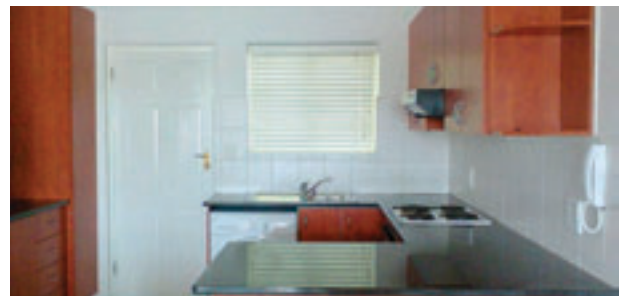

WYNBERG VILLAGE
R3 600 000

Exquisitely charming

Blend of modern and traditional, this family home boasts a statement entrance with gleaming porcelain tiles and twin plastered columns. The windows throughout are fitted with blinds and burglar bars. A dazzling kitchen and pool area too. Electric fencing and beams.

Web Ref No 2192517 • Beds 5 • Baths 3.5 • Garages 2

Jordan Beya - 078 346 2995 - Jordan@greeff.co.za


WYNBERG
R1 650 000

Chic lock-'n-leave

In Little Chelsea, a superb light-filled two-bed in The Georgian. With wooden floors and blinds, a modern, open-plan, well-appointed kitchen with cherry wood cupboards, granite counter-tops and tiled floor. The living area has French doors to the Juliette balcony.

Web Ref No 2173731 • Beds 2 • Baths 1 • Parking 1

Lana Holt - 071 035 9458 - lana@greeff.co.za



KENILWORTH UPPER R6 200 000

Country living in the suburbs

Characterful farm-style home situated in a quiet, verdant crescent, close to all amenities and schools. Extensive versatile accommodation. Sip your pink gins on the deep undercover patio, complete with built-in braai. North orientation with a view of Devil's Peak. Leaded teak window frames and original wooden floors.

Web Ref No 2236737 • Beds 4 • Baths 3 • Parking 4

Charles Silbert - 082 555 4286 - charles@greeff.co.za | Mariella Peretti - 082 357 4602 - mariella@greeff.co.za



KENILWORTH UPPER R5 650 000

Character cottage with amazing potential

Through the portico into the entrance hall, there's a cosy study with a welcoming fireplace. A combined lounge and dining room also with fireplace. The spacious kitchen is open plan to a family room, leading to the terrace overlooking a north-facing, private, verdant garden space. Three good-sized bedrooms, deep sash windows and wooden floors.

Web Ref No 2273101 • Beds 3 • Baths 2 • Parking 4

Debbie Woods - 082 578 4181 - debbie@greeff.co.za | Rob Maspero - 083 447 6660 - rob@greeff.co.za



CLAREMONT UPPER R5 350 000

Solid and well built

Nestling in a picturesque, quiet road, this home is within walking distance to Cavendish Mall, Claremont Shul, the Oval Business Park and Newlands Village restaurant hub. Entrance hall, lounge, dining room and bedrooms carpeted with parquet beneath. Additional features include: Eat-in kitchen, separate toilet, general bathroom, fireplace, airconditioner, alarm, electric gates, burglar bars and tiled roof. Staff accommodation, work-from-home, storage.

Web Ref No 2023434 • Beds 3 • Baths 2 • Garages 1 • Parking 3

Mariella Peretti - 082 357 4602 - mariella@greeff.co.za | Charles Silbert - 082 555 4286 - charles@greeff.co.za


CLAREMONT UPPER R5 200 000
Heart of Claremont Upper

Family style north-facing home, with patio leading out from the main bedroom with scenic views of the mountain. Open-plan kitchen to generous living area. Double doors open to private patio and garden, Great security with an alarm system and double garage.

Web Ref No 2238403 • Beds 3 • Baths 3 • Garages 2

Michael Greenwood - 076 070 5551 - m.greenwood@greeff.co.za
 Tim Greeff - 083 642 4848 - tim@greeff.co.za


KENILWORTH R3 995 000
New luxury townhouse development

Two north-facing luxury townhouses in the heart of Kenilworth. Each townhouse boasts high ceilings with exposed beams and one unit with gorgeous double-volume living room, dining and kitchen. Excellent security and lush private garden with outside patio.

Web Ref No 2178783 • Beds 3 • Baths 3 • Garages 1 • Parking 1

Michael Greenwood - 076 070 5551 - m.greenwood@greeff.co.za
 Tim Greeff - 083 642 4848 - tim@greeff.co.za


NEWLANDS R2 950 000
Spectacular mountain views

This apartment is located in sought-after Newlands. Beautifully renovated marble kitchen, open-plan to sun-kissed living area, sliding doors to private patio overlooking lush Newlands. Great security with electric fence surrounding the block and 12-hour manned security.

Web Ref No 2340067 • Beds 2 • Baths 1 • Garages 1 • Parking 1

Michael Greenwood - 076 070 5551 - m.greenwood@greeff.co.za
 Tim Greeff - 083 642 4848 - tim@greeff.co.za


RONDEBOSCH VILLAGE R2 495 000
First-time buyer/investor

Set in Rondebosch Village, right on the door step of Newlands Stadium. Two spacious bedrooms. Open-plan kitchen, ample cupboard space and tiled flooring. The sun-filled lounge is spacious, with doors leading to a balcony. Good security.

Web Ref No 2253227 • Beds 2 • Baths 1.5 • Garages 2

Michael Greenwood - 076 070 5551 - m.greenwood@greeff.co.za
 Tim Greeff - 083 642 4848 - tim@greeff.co.za


CLAREMONT R2 350 000
Family-friendly apartment

Fantastically positioned apartment with tiled flooring throughout. Modern kitchen with ample cupboard space. The sun-filled lounge leads to a balcony with mountain views, perfect for entertaining. Two generous bedrooms with built-in cupboards and high ceilings.

Web Ref No 2243418 • Beds 2 • Baths 1.5 • Garages 2

Tim Greeff - 083 642 4848 - tim@greeff.co.za
 Michael Greenwood - 076 070 5551 - m.greenwood@greeff.co.za
 Mitchell McKenzie - 082 463 9968 - mitchell@greeff.co.za


KENILWORTH R2 250 000
Brand new modern apartments

Newly built secure apartment block with four exclusive units. Open-plan kitchen with Caesarstone countertops, oven and hob. Spacious open-plan living area with high ceilings. Generous bedrooms have built-in cupboards and double doors leading to Juliet balconies.

Web Ref No 2254815 • Beds 3 • Baths 2 • Parking 2

Michael Greenwood - 076 070 5551 - m.greenwood@greeff.co.za
 Tim Greeff - 083 642 4848 - tim@greeff.co.za



BERGVLIET

R3 995 000

Your family's perfect home?

A home like this doesn't come along very often. Excellent location in Meadowridge, zoned for Sweet Valley, immaculate condition, generous accommodation and fantastic garden for kids.

Web Ref No 2297266 • Beds 5 • Baths 3 • Garages 2 • Parking 6



BERGVLIET

R3 900 000

In the heart of Sweet Valley catchment

North-facing family home, set a hop and a skip from the gates of Sweet Valley Primary school, surrounded by an established garden and good stretch of lawn, perfect for children to romp on. Dual-living potential.

Web Ref No 2331806 • Beds 4 • Baths 3 • Parking 6

Roz van der Walt - 083 278 7269 - roz@greeff.co.za

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PLUMSTEAD **R3 195 000**

Charming home on double erf

Positioned above the line, this much loved, well maintained character home, with sprung wooden floors is full of personality. The house is set at the front of the property, with sizeable lawned garden mature trees and pool.

Web Ref No 2075948 • **Beds** 4 • **Baths** 2 • **Garages** 3 • **Parking** 4

Kurt Wucherpennig - 082 897 6130 - kurt@greeff.co.za



PLUMSTEAD **R2 950 000**

A breath of fresh air

A home full of personality, with wood floors, high ceilings, cottage pane windows and a beautiful patio overlooking garden and pool. A home to raise your kids in.

Web Ref No 2280749 • **Beds** 3 • **Baths** 2 • **Parking** 2

Kurt Wucherpennig - 082 897 6130 - kurt@greeff.co.za



SOUTHFIELD **R1 695 000**

Investment pickup

A great investment! Three bright cross-ventilated bedrooms. Entertainment-size living room. Full family bathroom. Separate guest toilet and shower with a laundry area. Well-planned kitchen. Parking space secured with triple garaging (double and single garage).

Web Ref No 2294701 • **Beds** 3 • **Baths** 2 • **Garages** 3

Jordan Beya - 078 346 2995 - Jordan@greeff.co.za



HEATHFIELD **R1 500 000**

Delightful family home, newly renovated

This warm and inviting home is solid and well-built, nestled in a quiet road, within walking distance to schools and public transport.

Web Ref No 2315542 • **Beds** 2 • **Baths** 1 • **Garages** 1

Leeann Poggenpoel - 083 662 6484 - leeann@greeff.co.za



RETREAT **R1 380 000**

Motivated seller

This modern family home comprises three bedrooms, two bathrooms, a beautifully fitted kitchen leading out to the pool and entertainment area.

Web Ref No 2123857 • **Beds** 3 • **Baths** 2 • **Garages** 3

Leeann Poggenpoel - 083 662 6484 - leeann@greeff.co.za



WYNBERG VILLAGE **R1 350 000**

A modern beauty!

Dynamite packaged in a modernised security estate. Elegant simplicity. Wow factor is immediate with striking modern features throughout this property.

Web Ref No 2236662 • **Beds** 3 • **Baths** 1.5 • **Parking** 1

Jordan Beya - 078 346 2995 - Jordan@greeff.co.za



KALK BAY

R11 950 000

Practical luxury in Kalk Bay

Surrounded by strikingly beautiful scenery, this glorious property situated on the best road in Kalk Bay, enjoys spectacular views of the ocean and mountains. The superb home with high-quality finishes includes a large open-plan living room, dining room, and gourmet kitchen, boasting oak flooring throughout. A large wood-burning fireplace is positioned to heat up the home on those cold winter evenings. Covered patios with panoramic views. Downstairs, a large two-bedroomed, one-bathroomed, guest suite with a kitchenette for family visits or Airbnb bookings, opening onto Balau decking and a pool. Equipped with other practical amenities including a study to work from home, separate laundry room, linen cupboards, staff quarters, pantry, scullery, and double garages. Security at its best.

Web Ref No 2171054 • Beds 6 • Baths 5 • Garages 2

Heather Cape - 083 320 6302 - hmcape@greeff.co.za | Ashley Barnes - 083 261 3996 - Ashley.barnes@greeff.co.za

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ST JAMES **R11 500 000**

Traditional beauty in St James

Built in 1890s, with upstairs renovation in the 1950s, this elegant home enjoys panoramic views across False Bay to Simon's Town and Hangklip. Well-proportioned reception and bedroom areas. Sitting room, TV room, dining room, guest toilet and bedroom en suite, all opening onto the Balau deck. Private garden. Adjacent guest suite.

Web Ref No 1926680 • **Beds** 4 • **Baths** 4 • **Garages** 2

Heather Cape - 083 320 6302 - hmcape@greeff.co.za | Ashley Barnes - 083 261 3996 - Ashley.barnes@greeff.co.za



SEA POINT **R5 395 000**

Modern and sleek with sea views

Situated in the heart of Sea Point, on sought-after High Level Road, this apartment boasts original parquet flooring and high ceilings. Open-plan kitchen to spacious dining and living area. Dining room has double doors onto balcony, with beautiful sea views.

Web Ref No 2255499 • **Beds** 3 • **Baths** 2 • **Garages** 2

Michael Greenwood - 076 070 5551 - m.greenwood@greeff.co.za | Tim Greeff - 083 642 4848 - tim@greeff.co.za



MARINA DA GAMA **R3 800 000**

North on water

Beautiful designer double-storey home-move right in. Laminated flooring throughout. Don't miss out on this immaculate home in this desirable position. Call to speak to us about a viewing.

Web Ref No 2231675 • **Beds** 3 • **Baths** 2 • **Garages** 3

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MARINA DA GAMA **R3 495 000**

Large family home

Ideal for the extended family or as three separate rental units comprising four bathrooms, two full kitchens and a kitchenette. Versatility, style and convenience. A double garage with new motorised doors and plenty of secure parking. It's a must see!

Web Ref No 2201713 • **Beds** 5 • **Baths** 4 • **Garages** 2 • **Parking** 2

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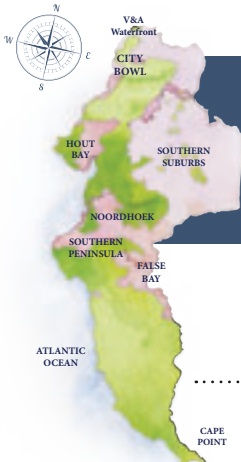
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NOORDHOEK **R7 695 000**

The original San Michel Villa

Set on 3 755m², there are three titles of land here, which can be sold separately or together. This home boasts exceptional 180 degree sea and mountain views which stretch across the Noordhoek wetlands to the rolling breakers of the Atlantic ocean and Chapmans Peak. The home has been semi renovated and there are five super-sized bedrooms.

Web Ref No 2145731 • Beds 5 • Baths 4 • Garages 5



NOORDHOEK **R6 695 000**

Immaculate-Lake Michelle secure estate

Stylish, light, airy and spacious, with landscaped indigenous garden, overlooking the waterway. Enclosed courtyard with small pool leads to open-plan lounge, dining room and kitchen area. The lounge and dining-room feature a wood-burning fireplace, and both have sliding doors leading to the patio overlooking the garden. Kitchen has built-in cooker with extractor fan. Separate laundry scullery leading to drying yard.

Web Ref No 2165939 • Beds 3 • Baths 2.5 • Garages 2



NOORDHOEK **R5 950 000**

Utterly private with dual living

Set in the upper reaches of Noordhaven, with beautiful mountain and ocean views, there are two homes on this property. The sunny, Cape Victorian main three-bedroomed home comprises lounge and dining-room, open-plan to the kitchen and separate scullery, wind-protected sunny patio and pool. The free-standing cottage has own entrance, lounge and dining area, kitchenette, plus bedroom shower and toilet.

Web Ref No 2226659 • Beds 4 • Baths 3 • Parking 2


CHAPMAN'S BAY EST R5 550 000
Avenue home with breathtaking views

Brand new home in the Chapman's Bay secure eco estate. Exquisite sea and mountain views. Large open-plan living area opens onto patios and garden area. Master bedroom, en suite with walk-through dressing room. Separate entrance, private, double bedroom with an en suite bathroom, ideal for extended family or a possible work-from-home.

Web Ref No 2100939 • **Beds** 5 • **Baths** 4 • **Garages** 2

Dale Gremels - 082 539 9393 - dale@greeff.co.za | Bruce Durham - 082 380 1880 - bruce.durham@greeff.co.za


NOORDHOEK R5 295 000
Pure perfection

Rustic coastal style, spacious, open-plan living areas, double-volume ceilings and white 'beach' washed floors. Sublime views, looking out over a waterway toward the mountains. Open-plan kitchen/dining room, large separate scullery. No maintenance required, this home is in immaculate condition. Set in Lake Michelle Secure Estate.

Web Ref No 2246719 • **Beds** 3 • **Baths** 2.5 • **Garages** 2

Dale Gremels - 082 539 9393 - dale@greeff.co.za


NOORDHOEK R5 195 000
Lakeside living-secure estate

On the water's edge with your own private jetty and a well-established water-wise garden, this home has exceptional north-facing views across the water to Chapman's Peak. Modernised with large, open-plan dining/living area, central, stone-clad fireplace, extended terrace area, stack-back glass doors. Wellpoint.

Web Ref No 2236093 • **Beds** 3 • **Baths** 3 • **Garages** 2

Dale Gremels - 082 539 9393 - dale@greeff.co.za


SUNNYDALE R1 950 000
The Milkwood secure estate

Great opportunity to reside in an upmarket, secure, access-controlled estate. Central to shopping centres, schools, beach and transport. The estate has a total of 27 freestanding homes. Plot and Plan. Double volume. Open-plan kitchen/lounge leading to patio and garden. North facing.

Web Ref No 2151795 • **Beds** 2 • **Baths** 2 • **Garages** 1

Tracy Munnik - 082 412 8401 - tracy@greeff.co.za



GLENCAIRN

R4 795 000

High on the mountainside, an architectural gem

Positioned high on the slopes of Glencairn, this modern gem not only offers breathtaking panoramic valley and ocean views, it boasts strikingly gorgeous interiors too. A dramatic palette of charcoal and white, accented with glass, stainless steel and natural wood offers the perfect canvas for worthy artworks, but more importantly showcases the unparalleled beauty of the views. Natural light is abundant thanks to orientation, size and the placement of windows. Open-plan interior design enhances the spacious and airy feel of the reception areas. The classic, contemporary kitchen is immaculately fitted and includes a gas hob and granite tops. Exquisite bathrooms, feature staircase, pool deck and much more. Truly a world-class luxury home, which must be viewed to be appreciated in all its splendour.

Web Ref No 2268143 • Beds 3 • Baths 3 • Garages 2 • Parking 1

Bruce Durham - 082 380 1880 - bruce.durham@greeff.co.za



FISH HOEK - STONEHAVEN ESTATE R5 200 000

Peaceful, private and secure!

This beautiful four-bedroom, north-west facing home is a dream buy for anyone wanting peace, privacy and security. Comfortable open flow from the downstairs living area, leading to pool and garden. View of Chapman's Peak and surrounds.

Web Ref No 2071616 • Beds 4 • Baths 3 • Garages 2 • Parking 2

Bruce Durham - 082 380 1880 - bruce.durham@greeff.co.za



CLOVELLY

R5 999 000

Echanting and captivating

Positioned above the road, with the Clovelly mountain as the back drop, the beach a 20-minute brisk walk and the Clovelly Golf Course close by, makes this unique, immaculate and beautifully presented property, comprising three very well maintained separate residences designed to optimise intimacy and privacy, an opportunity not to be missed. The dwellings, including all the outside cabins, have all been finished to the same high standards with interesting features unique to each residence.

Web Ref No 2094755 • **Beds** 6 • **Baths** 4.5 • **Garages** 3

Hazel Tappan 072 698 1313 hazel@greeff.co.za | Sandra vd Merwe 083 235 5351 sandra@greeff.co.za



SIMON'S TOWN

R5 100 000

Rustic seaside splendour

This newly released property situated in rural, sought-after Rocklands is minutes to the main town, but remote enough to be food for the soul. The peace and tranquility here are only interrupted now and then by the whales frolicking in the bay. This recently renovated family home is ideal for a large family or Airbnb. Massive deck and pool facing the ocean, on a larger than normal plot.

Web Ref No 2310177 • **Beds** 5 • **Baths** 2 • **Garages** 2 • **Parking** 6

Brett M Cooper - 072 277 3308 - brettm@greeff.co.za



FISH HOEK

R1 750 000

Quality apartment

This north-facing apartment with three bedrooms, two bathrooms, kitchen, lounge, balcony and automated garage, is right on the doorstep of the Vallyland Shopping Centre and the schools. The beach and other amenities are within walking distance.

Web Ref No 2251621 • **Beds** 3 • **Baths** 2 • **Garages** 1

Rob Mustart - 083 230 2291 - rob.mustart@greeff.co.za



KOMMETJIE

R14 995 000

Artistic home-spectacular beach position

180 Degree views of beach and Table Mountain range, plus many wonderful features; black fibreglass, saltwater, rim-flow pool; extensive outdoor and indoor lighting; waterproof Polk speakers and interior Boston speakers connected to surround-sound system; exterior decking; a magnificent floating staircase; two bars; fully fitted gourmet kitchen with Siemens and LG appliances and walk-in pantry.

Web Ref No 1088868 • Beds 4 • Baths 4.5 • Garages 2 • Parking 3

Willi Schalk – 072 211 1753 – willi@villagehomes.co.za



KLEIN SLANGKOP EST

R9 950 000

New modern beach house

This newly-built home offers all the amenities for a modern lifestyle. Enter the front glass door portal, and the lounge with bar area and fireplace lead to dining area and modern fitted kitchen with separate scullery. Unobstructed views.

Web Ref No 1717462 • Beds 5 • Baths 4 • Garages 1

Willi Schalk – 072 211 1753 – willi@villagehomes.co.za



SCARBOROUGH

R8 900 000

Once in a lifetime!

Few have the chance to live on the front row of the Cape Point Nature Reserve, with a short path straight onto the beautiful Scarborough beach. A 450m² home set on 806m².

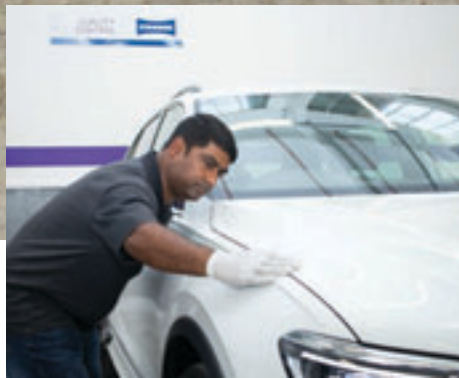
Web Ref No 1743298 • Beds 4 • Baths 4 • Garages 2

Marianne Furlong – 060 960 3994 – marianne@villagehomes.co.za



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- Gated estate with 24-hour manned security
- 55 Freehold opportunities,
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- Option of 2 or 3 bedrooms, single or double-storey
- Cape vernacular architectural references and contemporary finishes
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For further information, contact: developments@greeff.co.za
• Bruce Durham 082 380 1880 • Tracy Munnik 082 412 8401



Priced from R2 676 000 inc VAT
NO TRANSFER DUTY

Situated on the north-west side of sought-after Imhoff's Gift, a small, exclusive security estate offers an enclave of seven upmarket, semi-detached homes. Here, residents awake to bird calls and revel in views across the lake, overlooking Imhoff's Farm against the backdrop of sea and mountain vistas. Northwards, there are vistas of Chapman's Peak and the glorious Wildevloel Vlei.

- Three bedrooms
- Two bathrooms (one en suite) on the upper level, plus a guest toilet
- Open-plan lounge/ dining/ kitchen with lovely outdoor flow onto a covered deck, running the full length of the home
- Built-in braai on the ground level
- Double garages. (One-unit with a single garage)
- Fully enclosed gardens
- Drying yard

For further information, contact: developments@greeff.co.za

Willi Schalk: 072 211 1753

GREEFF
PROPERTIES

CHRISTIE'S
INTERNATIONAL REAL ESTATE


SCARBOROUGH R8 000 000
Mountainside architectural delight

Magnificent 180° views of the Atlantic Ocean from a large, wraparound deck, which has been designed to maximise the exceptional sea and mountain views. The master bedroom offers a unique, built-in tub for two with unending sea views and an outdoor private shower.

Web Ref No 2265437 • **Beds** 3 • **Baths** 2.5 • **Parking** 3

Marianne Furlong – 060 960 3994 – marianne@villagehomes.co.za


KLEIN SLANGKOP EST R7 900 000
Great investment close to the beach

Spacious home offering magnificent sea and mountain views, a pool, Jacuzzi and built-in braai. Currently earning R500 000 – R600 000 annually as a four-star holiday rental unit, which could continue if new owner wishes. Surrounded by nature, the home offers open-plan living. Option to purchase furnished.

Web Ref No 2184847 • **Beds** 4 • **Baths** 3 • **Garages** 2

Jansen Myburgh – 076 572 2406 – jansen@villagehomes.co.za


SCARBOROUGH R5 500 000
Spectacular views from this hidden gem

Beautifully positioned, private home with mountain and sea views from almost every room and versatile sunny decks surrounded by mountain and ocean. Light, glass and timber with timeless finishes. Boasting three bedrooms, two bathrooms, a loft office/studio or fourth bedroom and an open-plan living area opening onto a sea view pool deck. An indigenous garden too.

Web Ref No 2178519 • **Beds** 3 • **Baths** 2 • **Garages** 1 • **Parking** 4

Marianne Furlong – 060 960 3994 – marianne@villagehomes.co.za



KOMMETJIE

R5 395 000

Huge income potential

Two separate homes, divided into four units with a total of two double garages and separate driveways. The property is set high up against the Slangkop mountains, yet only ten minutes' walk to the tranquil Kommetjie beach. Wonderful views.

Web Ref No 1478964 • Beds 3 • Baths 2.5 • Garages 1

Jansen Myburgh - 076 572 2406 - jansen@villagehomes.co.za



KOMMETJIE

R4 995 000

Close to the ocean

Family home offers accommodation in abundance, perfect as a holiday home or for a large family. Close to the ocean in the very popular Old Kom area. Wonderful Teak wood kitchen with granite counter tops.

Web Ref No 1780577 • Beds 4 • Baths 3 • Garages 3

Birgit Plettenbacher - 079 497 2724 - birgit@villagehomes.co.za



BLUEWATER ESTATE

R3 100 000

Brand new family home in secure estate

Brand new family home in secure estate, and just a short distance from the unspoilt coastal village of Kommetjie.

Web Ref No 1868875 • Beds 3 • Baths 2.5 • Garages 2 • Parking 2

Birgit Plettenbacher - 079 497 2724 - birgit@villagehomes.co.za



KOMMETJIE

R3 100 000

New home-move in!

This north-facing home with open-plan living areas featuring a Caesarstone kitchen and separate scullery. Wind-protected covered patio with a built-in braai plus double-volume lounge with wood-burning fireplace. Automated double garage has direct access to the house.

Web Ref No 2288405 • Beds 3 • Baths 2 • Garages 2 • Parking 2

Willi Schalk - 072 211 1753 - willi@villagehomes.co.za

KOMMETJIE

R2 950 000

Sunny family home

Dining room with indoor braai flows to outdoor entertainment area and pool. Option to convert main en suite into a separate income-generating flatlet. Open-plan fitted kitchen/living area with wood-burning fireplace. Large single garage, with space for work-bench and direct access to home.

Web Ref No 2284262 • Beds 3 • Baths 2 • Garages 1 • Parking 3

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CEDRIC LE BON 076 440 1489, PHILIP MALAN 083 251 6267

CHRISTINE MARSH 083 452 9568

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ORANJEZICHT R 16 500 000

Stylish contemporary home

This immaculate family home, south entry, north facing, is situated high up in the Avenues of Oranjezicht. It's a sensational home full of light with a stylishly modern feel and natural colour tones.

Web Ref No 2250176 • Beds 5 • Baths 4 • Garages 2

André Stassen – 082 928 6139 – andre@greeffcity.co.za



TAMBOERSKLOOF R15 500 000*

Victorian villa guest house

Circa 1890 this authentic Villa's architectural details include stained glass, mosaic tiled veranda and entrance hall, pressed ceilings, sash windows, shutters, original fireplaces and Oregon floors.

Web Ref No 2058578 • Beds 8 • Baths 7.5 • Parking 2

André Stassen – 082 928 6139 – andre@greeffcity.co.za



VREDEHOEK R 9 950 000

The Adelphi penthouse

The four-storey Adelphi offers four, two-bedroomed, two-bathroomed apartments with separate dining room, and one two-bedroom, three-bathroom grand penthouse serviced by its own exclusive elevator with access directly into the apartment.

Web Ref No 2111563 • Beds 2 • Baths 2.5 • Parking 1 Secure

Ryan Greeff – 076 355 6423 – ryang@greeffcity.co.za

Bruce Durham – 082 380 1880 – bruce.durham@greeff.co.za



CAPE TOWN CENTRE R5 550 000*

The city slicker

Situated on the 14th floor in the Mandela Rhodes Hotel, this exclusive two-bedroom apartment is a testament to convenience and luxury in the City Bowl, exhibiting outstanding panoramic views, showcasing the beautiful Mother City at her best.

Web Ref No 2214406 • Beds 2 • Baths 2.5 • Garages 1

Cedric Le Bon – 076 440 1489 – cedric@greeffcity.co.za

Philip Malan – 083 251 6267 – philip@greeffcity.co.za



ORANJEZICHT R2 350 000

Modern trendy convenience

This newly renovated designer apartment offers convenience and a modern lifestyle in sought-after area! A sizeable lounge with an abundance of soft natural light creating a warm and relaxing environment, providing the perfect space for entertaining or unwinding!

Web Ref No 2339000 • Beds 1 • Baths 1 • Parking 1 Secure

Ryan Greeff – 076 355 6423 – ryang@greeffcity.co.za

Marthinus Botha – 082 924 9798 – marthinus@greeffcity.co.za

* Marketing Price

BOREHOLES - ARE COMPLIANCE CERTIFICATES REQUIRED?

The answer is a qualified no. Generally it depends on the requirements of the local authority in which the property with the borehole is situated.

The City of Cape Town municipality requires property owners who have a borehole or wellpoint on their property, to register it with the City. This is done for environmental research and monitoring purposes only and not for billing. This is a registration obligation and differs from the gas installation, electrical installation, electric fence and other compliance certificate requirements usually contained in deeds of sale of immovable property in order to comply with national legislation.

To register an existing wellpoint or borehole, send an email to borehole.water@capetown.gov.za and include:

- (i) your name and contact details;
- (ii) the address and erf number of the property;
- (iii) your City of Cape Town account number; and
- (iv) confirm whether you are registering a wellpoint or borehole.

If you are planning to sink a new borehole or well point, you must apply to the City of Cape Town at least 14 days beforehand and await their approval before proceeding.

Parties can agree to include a provision in a sale agreement requiring proof that this registration has taken place, should they wish. However, the City of Cape Town Water Bylaw 2010 does not place an obligation on an owner to provide such a certificate on change of ownership, or to hand a certificate to the municipality or purchaser.



For assistance with all aspects of your sale agreement, contact

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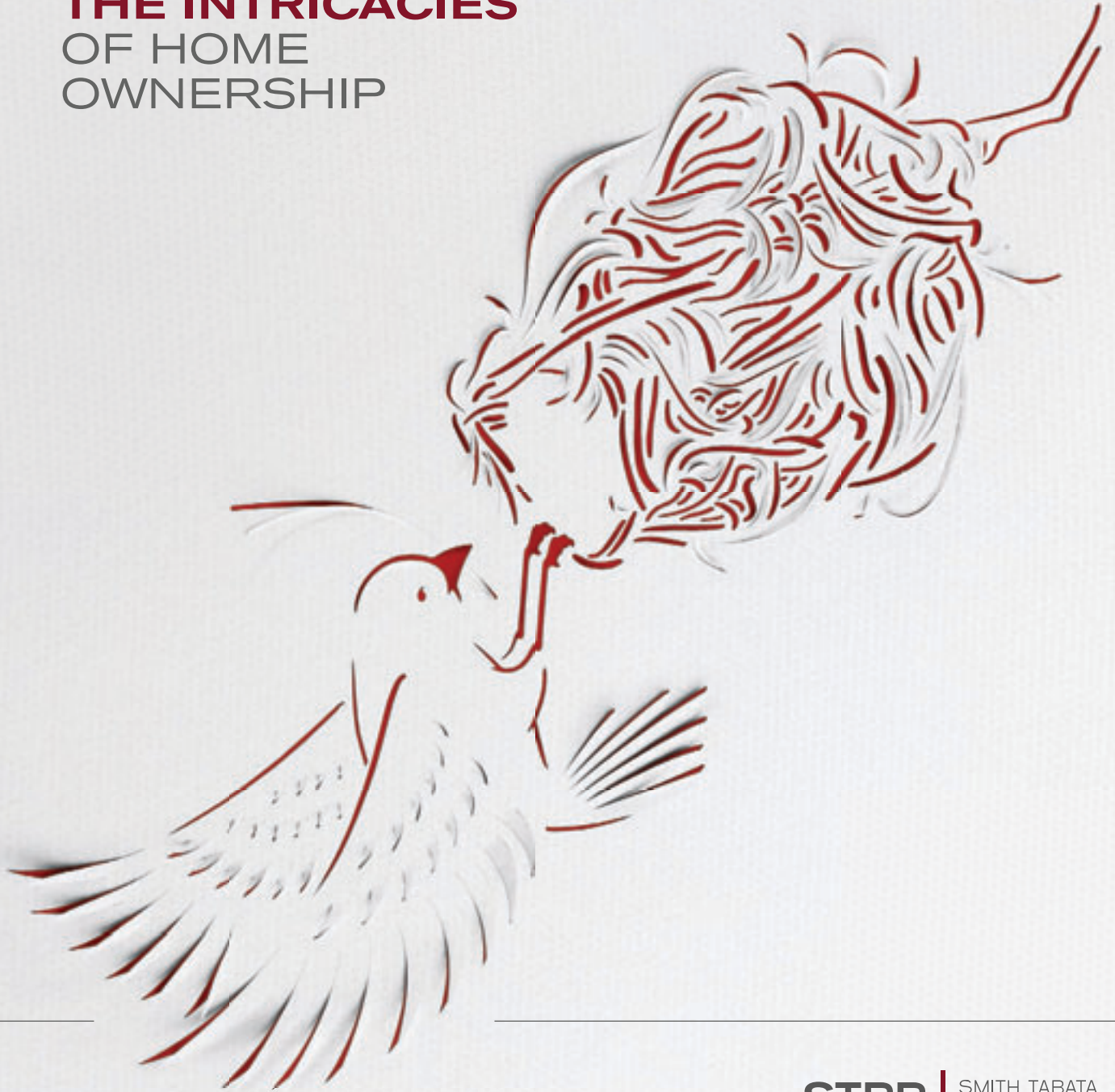
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A choice of bachelor's, one-bedroomed, one-bathroomed and two-bedroomed, two-bathroomed units.



HOUT BAY

R9 500 000

Sea view villa in Kronenzicht

This picture perfect, spacious family home with breathtaking sea and mountain views has four bedrooms, all en suite, a study and fabulous open-plan living and entertainment areas with feature lofted ceilings opening to sun-drenched covered patios with glass stacking doors to a manicured garden and swimming pool. Beautiful finishes throughout and the bonus of a separate flat or domestic suite complete this perfect home.

Web Ref No 2295735 • Beds 4 • Baths 4 • Garages 2 • Parking 3

Louise Reister - 083 226 3775 - louise@greeff.co.za



HOUT BAY

R8 500 000

Farmstyle living in Ruyteplaats Estate

Established indigenous garden, easy flow to the outdoors from every room and wonderful, north-facing entertaining alongside the pool. Filled with sunshine and vistas and features strip wooden flooring, spacious galley styled kitchen connecting formal lounge with fireplace and dining room to the family room/study-all with doors to the outdoors.

Web Ref No 2226112 • Beds 3 • Baths 2 • Garages 2

Jennifer Cluver - 082 871 9323 - jennifer@greeff.co.za



HOUT BAY **R8 375 000**

Panoramic sea views

A pleasure to present this pristine house in Berg en Dal, with its airy, open-plan living spaces and a balcony on which to while away the hours gazing at the beautiful sea and mountain vistas.

Web Ref No 1643032 • **Beds** 4 • **Baths** 3 • **Garages** 2 • **Parking** 4

Jennifer Cluver - 082 871 9323 - jennifer@greeff.co.za



HOUT BAY **R6 995 000**

New Avignon release

Immaculate, elegant home featuring well-proportioned rooms throughout and easy flow to the outdoors from both upstairs and downstairs. The entrance hall boasts a central atrium which brings wonderful light into the house.

Web Ref No 2189632 • **Beds** 3 • **Baths** 4 • **Garages** 2

Glenda Woods - 082 853 4070 - glendaw@greeff.co.za



HOUT BAY **R4 995 000**

Large family home

Close to the beach. Attractive kitchen open plan to dining room, leads to a comfortable lounge and private pool area with covered patio. Beautiful double-volume entrance hall with gracious staircase. Upstairs sizeable bedrooms, all with their own balconies.

Web Ref No 2102646 • **Beds** 4 • **Baths** 4 • **Garages** 2 • **Parking** 3

Lindsay E Goodman - 082 638 1758 - lindsay@greeff.co.za



HOUT BAY **R4 195 000**

Family home in Beach Estate

Private and tranquil, this north-facing, solidly built, older family home is nestled in the leafy and quiet side of Beach Estate. A spacious formal lounge with parquet flooring and wood-burning fire place, leads to a covered stoep.

Web Ref No 2116984 • **Beds** 3 • **Baths** 2.5 • **Garages** 2 • **Parking** 2

Friedel McLachlan - 082 320 9473 - friedel@greeff.co.za



HOUT BAY **R3 995 000**

Bokkenskloof warm character home

Fantastically positioned, facing north, this quaint family home enjoys all-day sun throughout the seasons and boasts beautiful mountain vistas. The open-plan, modern kitchen flows to the cosy lounge and dining room with wood-burning fire place, opening up to a covered patio and swimming pool.

Web Ref No 2226479 • **Beds** 3 • **Baths** 2 • **Garages** 2 • **Parking** 4

Lindsay E Goodman - 082 638 1758 - lindsay@greeff.co.za



HOUT BAY **R2 500 000**

Spacious penthouse apartment

143m² Top floor apartment with sea-view balcony as well as own, private roof terrace enjoying wraparound views. The style and design is modern and appealing. Really worth seeing.

Web Ref No 2315592 • **Beds** 2 • **Baths** 2 • **Parking** 1

Glenda Woods - 082 853 4070 - glendaw@greeff.co.za



APPLEGARTH

HOUT BAY

www.applegarthestate.com

A contemporary estate in a characterful rural setting

Applegarth is a secure, boutique estate on the north-facing slopes above Hout Bay. The 30 free-standing homes available with either three or four bedrooms, each boast sophisticated finishes and well-planned living spaces which reflect the tranquil surrounds.

For sales call David Miller now 082 820 6166, davidm@greeff.co.za
or Tel: 021 790 8410

ON SHOW. Directions: Follow boards into Chestnut Drive, into Roan Avenue.



PLOTS: R2 200 000 – R 4 250 000
PLOT & PLAN: R5 650 000 – R 9 550 000

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FLAGSTONE
Property Development



WINELANDS-MCGREGOR R3 995 000

Historic, creative, glorious!

Historic Georgian manor house. Entertainment veranda overlooking garden, formal library lounge, family lounge with Godin fireplace, stylish country kitchen, artist's studio, potage gardens, natural pool, solar electricity, borehole. Excellent short-term rental income.

Web Ref No 2321383 • Beds 7 • Baths 4.5 • Parking 3

Carrick Campbell 071 502 3517 | Aimee Campbell 072 693 4052



WINELANDS-MCGREGOR R2 795 000

Magical cobb home

At the top of the village on 2 000m², this warm and inviting home has a relaxing feel. Large double-volume lounge and dining area, country kitchen, bar entertainment room, magical back courtyard garden, artist's studio plus historical cottage with rental income.

Web Ref No 2284407 • Beds 3 • Baths 2 • Garages 2 • Parking 2

Carrick Campbell 071 502 3517 | Aimee Campbell 072 693 4052



WINELANDS-MCGREGOR R2 690 000

Splendid country charmer

An outstanding property located in one of the most sought-after areas. Open-plan lounge and kitchen under double-volume thatch makes for easy entertaining. The vine-covered patio overlooks a charming indigenous garden. A perfect country home awaits.

Web Ref No 2271994 • Beds 3 • Baths 2.5 • Garages 1 • Parking 1

Carrick Campbell 071 502 3517 | Aimee Campbell 072 693 4052



WINELANDS-MCGREGOR R2 400 000

Lifestyle mountain retreat

Just 15 minutes out of McGregor towards the Riviersonderend mountains, lies this 50ha fynbos farm. With sweeping views across the valley, this lifestyle getaway property will assure total relaxation and peace for those tired city dwellers.

Web Ref No 2294758 • Beds 3 • Baths 2 • Parking 3

Carrick Campbell 071 502 3517 | Aimee Campbell 072 693 4052



WINELANDS-MCGREGOR R1 495 000

Pretty as a picture

Quaint country cottage on large erf. Open-plan living room and kitchen with fireplace. Beautiful landscaped indigenous garden with fruit trees and olives. Central and close to restaurants and coffee shops. Excellent short-term rental possibility.

Web Ref No 2285078 • Beds 2 • Baths 2 • Parking 2

Carrick Campbell 071 502 3517 | Aimee Campbell 072 693 4052



WINELANDS-MCGREGOR R620 000

Hurry, vacant land!

An excellent plot at an excellent price. Located in the upper village on 1061m². Mountain views to the north. Plans included for a two-bedroom cottage and separate guest cottage. An excellent investment as vacant land is being bought up fast.

Web Ref No 2271998

Carrick Campbell 071 502 3517 | Aimee Campbell 072 693 4052

HOME TRUTHS

THE LESSONS LEARNT AT HIS GRANDMOTHER'S KNEE HAVE FINALLY HIT HOME, SAYS IAN KILBRIDE, CEO AND CHAIRMAN OF WARWICK WEALTH

I have known Mike Greeff for many years, in fact I was once his landlord at the Alphen Estate. That was until Greeff outgrew the space that we, Warwick Wealth, had available as we too were expanding and requiring more square meters.

You could therefore say that our two businesses, Greeff Properties and Warwick Wealth, grew up together, even sharing facilities and staff, both then and now. The similarities between these two companies, despite being in totally different fields, can be distilled down to three simple factors; firstly, a clear vision, secondly the energy and drive of everyone involved in the company, from the CEO's down and thirdly a total commitment to client service and the delivery of what clients require.

There are thousands, if not tens of thousands of companies in South Africa who have these three key elements, vision, energy and client commitment, and they are applying them to their own field of business and industry every day. That is why the obsession the press have with negativity is so annoying—it distracts us from all that is working in South Africa and the thousands of people toiling every day to build something positive, creative and sustainable.

I want to highlight skill, care and commitment, three attributes that are seen everywhere and I also feel personify Warwick Wealth, as well as Greeff Properties under Mike's leadership.

My Nana, Alice Kilbride, a four-foot-eight-inch-high, working-class girl, with grit and energy, lived well until she was 98, and never stopped teaching us all little gems of wisdom. One such nugget, which royalists won't like is, 'Of course the Queen's mother lived to 101, she never worked a day in her life!' Another gem which is a little more appropriate to this article was, 'Land my boy, they aren't making any more of that'.



I have to confess that although I found the advice simple and inspiring, I have not until recently realised its profound truth. Land, or your home, as most of us will experience land, is never cheap to buy but can be expensive if we don't hold on to it. Despite Alice Kilbride's simple lesson, my one biggest business regret was the sale of a property I loved, but at the time, felt I could not justify keeping. That property's value today is that very justification, but then hindsight is the perfect science.

Buying our 'home' is probably one of the most important decisions we ever make in life, and when we do so, we should do it with the intent to stay. On a ten- or twenty-year view, a 'home' is never expensive and thus there is never a right or a wrong time to buy. It has taken me many decades to understand this truism.

Just as Warwick Wealth justifiably points to the consistent growth of equity over decades, so Greeff Properties can point to the value and security property offers. Any weak spot in the property market is simply a buying opportunity, but more importantly and regardless of the price paid, your home will not only be a solid investment it will give you 'priceless' memories for the rest of your life.

Alice Kilbride passed away in 2015 but I will never forget, and now fortunately fully understand, 'Land my boy, they aren't making any more of that!' ■

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