ISSUE 59

OUTLOOK

CAPE PROPERTY & LIFESTYLE

DREAM HOMES ACROSS THE WESTERN CAPE

From vibrant city living, to coastal chic, shady suburban charm, and onwards into the tranquil Winelands and along the idyllic Garden Route

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Where it counts

OUTLOOK – THE GREEFF MAGAZINE – SUMMER EDITION 2025

ISSUE 59

CORAL RESIDENCES

MALDIVES

OWN YOUR PERSONAL SLICE OF PARADISE IN THE MALDIVES

A spectacular collection of 40 two- and three-bedroomed luxury apartments located on the northern side of the three-kilometre-long Kandima Integrated Island Resort, The Coral Residences, Maldives offer buyers the comforts and privacy of a home with full access to Kandima's 5-star resort services, facilities, experiences, and amenities to complement your lifestyle.

Price Starts From USD 1.2M

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Mike Greeff and Tim Greeff – heralding in a new chapter

THE WESTERN CAPE PROPERTY MARKET; STRONG, STABLE, AND STILL SOARING

BY MIKE GREEFF

EXECUTIVE CHAIRMAN — GREEFF CHRISTIE'S INTERNATIONAL REAL ESTATE

"Greeff Christie's International Real Estate's recently appointed CEO, Tim Greeff's ability to merge traditional real estate expertise with future-focused innovation makes him a formidable force in guiding our company into its next era of growth."
— *Mike Greeff, Executive Chairman.*

As we head into the final quarter of 2025, the Western Cape property market continues to demonstrate exactly what sets it apart from the rest of the country – resilience, investor confidence, and sustained growth. Cape Town's property sector remains a top performer among South Africa's metros, with the City of Cape Town's House Price Index recording an impressive 8.1% year-on-year increase as of December 2024. Regionally, the Western Cape continues to outshine other provinces, as buyers, both local and international, are drawn to the region for its governance, infrastructure, and lifestyle, and are confident in a bright future. According to Lightstone, the Western Cape came top of the 2024 Governance Performance Index by Good Governance Africa, which rates municipal performance by province.

THINKING OF SELLING?

Stock is currently low, so it's a good time to enter the market. Well-priced, well-located homes, particularly those with energy-efficient features and robust security continue to sell quickly, often spending fewer days on the market. That said, realistic pricing remains critical as inflationary pressures continue to squeeze available household budgets. There has been relief though; the Monetary Policy Committee (MPC) has delivered a cumulative 125 basis point cut, slashing the repo rate from 8.25% to 7.00% since September 2024, bringing about a boost for buyers.

HOLIDAY TOWNS TRANSFORM INTO YEAR-ROUND HAVENS

Once viewed as sleepy towns, coastal hideaways are transforming into vibrant hubs for professionals and families. Both semigration and foreign investment continue to fuel this evolution. One of the most impressive growth stories of the year is the Whale Coast – now recognised as one of Africa's fastest-growing millionaire corridors. Hermanus leads the charge; according to the latest Africa Wealth Report (Henley & Partners with New World Wealth), the region now boasts 1 700 millionaires and seven centi-millionaires. Property sales over R5 million have more than doubled in recent years. Recently, New World Wealth reported on a 25% increase in high-net-worth individuals setting up home in Hermanus and surpassing growth in any other Western Cape hubs. In fact, Hermanus is currently placed high in the race for super-luxury real estate, since 26 residential homes have sold for over R20 million over the past five years. The allure includes exceptional schools, solid infrastructure, quality healthcare, and of course spectacularly beautiful natural surroundings.

RENTAL DEMAND AT RECORD HIGHS

With occupancies near full capacity and 83.3% of tenants in good standing, investment properties are performing exceptionally well. For many investors, buy-to-let in Cape Town and surrounding suburbs has never looked better.

A NEW CHAPTER FOR GREEFF

Tim Greeff has officially been appointed as the new Chief Executive Officer of Greeff Christie's International Real Estate.

This transition marks the beginning of an exciting new era for our organisation.

Mike Greeff, who has led the business with unwavering vision, commitment, and passion, will continue to play a pivotal role as Executive Chairman. His leadership has been instrumental in building Greeff Properties into the brand of trust, excellence, and distinction it is today.

With more than a decade of experience, Tim began his career in sales, where he developed a strong customer-centric approach that continues to guide his leadership today. He brings with him extensive expertise in the real estate industry, having worked across multiple sectors of the business. Over the years, he has cultivated a deep understanding of the property landscape, client expectations, and the complexities of both local and international markets.

Tim's appointment reflects our continued commitment to growth, innovation, and maintaining our reputation as a trusted market leader. With Tim's vision and Mike's ongoing guidance as Executive Chairman, Greeff Christie's is poised to continue thriving – adapting to new opportunities, embracing innovation, and leading with excellence in an ever-evolving real estate landscape.

Together, we look forward to an inspiring future built on the values, trust, and integrity that define the Greeff brand.

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NOORDHOEK 021 785 7222
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SOMERSET WEST 021 205 8284
GORDON'S BAY 021 328 9338
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WESTERN SEABOARD 021 518 2209
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PLETTENBERG BAY 072 151 1458
WHALE COAST 028 312 2241
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HERMANUS 028 312 2241
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ONRUS 028 312 2241
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CALEDON 028 312 2241
GANSBAAI 028 312 2241
GREYTON 082 390 6072 & 082 424 5035
LANGEBAAN 082 537 7857
SWARTLAND 022 150 0004

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OUTLOOK THE GREEFF MAGAZINE IS PUBLISHED BY GREEFF CHRISTIE'S INTERNATIONAL REAL ESTATE
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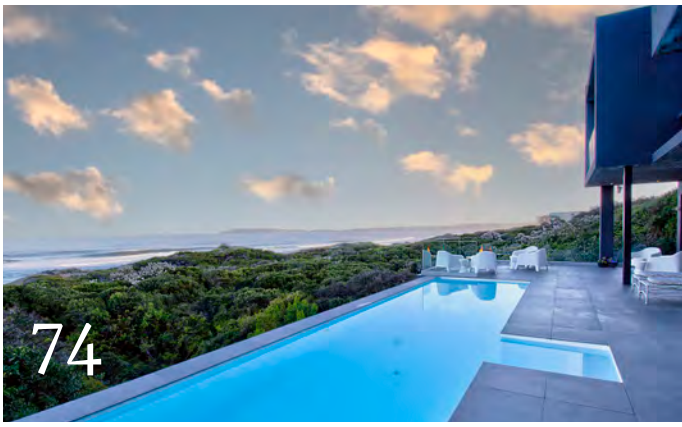

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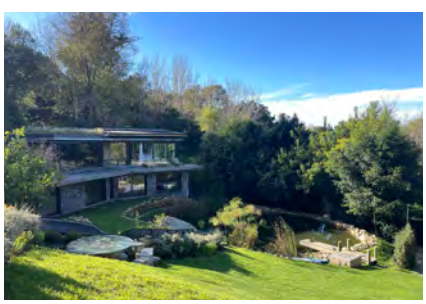
SIGNATURE PROPERTIES

Three homes – one prestigious opportunity



CONSTANTIA UPPER
R38 000 000

Web Ref No RL24832
Beds 9
Baths 9
Receptions 3
Studies 2
Parking 8
Flatlet 1

Rural splendour, within the magnificent gated Constantia Hill Farm, with breathtaking views, a private, established garden, including a lemon orchard and a pond. The modern, minimalist design of the two new homes is offset by the natural beauty and space of the garden through large picture windows, aluminium sliding doors, extensive terraces and multiple balconies. The Cottage, located at the bottom of the garden with its own entrance/driveway, could serve as a manager's home or accommodation for multiple staff. Constantia Hill Farm comprises five large stands, of which this is one, on a hill with Groot Constantia Wine Farm to its right and Constantia Mist, Eagles Nest, Beau Constantia and Constantia Glen Wine Farms to its left. Land Size: 4 093m².

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SIGNATURE PROPERTIES

Captivating double-storey thatch above the vineyards

CONSTANTIA UPPER
R23 900 000

Web Ref No RL25159
Beds 6
Baths 5.5
Receptions 3
Garages 2
Parking 6
Pool

This expansive, private family home boasts breathtaking sea and mountain views. The double-volume living area, flooded with natural light, flows onto a vast entertainer's deck, offering seamless indoor-outdoor living. Entertainment zones include formal and informal lounges, a fitted bar, and an open-plan kitchen, with extensive prep and scullery space. Upstairs, five bedrooms include a luxurious main suite with a fireplace, attic access, dual dressing rooms, and views. A self-contained, double-storey cottage offers a private deck, spacious living area, and bedroom suite – ideal for guests, remote work, or rental income. Additional highlights: a pool, with baby pool, hot tub, sauna, gym/entertainment room, and beautifully landscaped gardens, staff accommodation, borehole, JoJo tanks, automated irrigation, solar geyser, and top-tier security. Land 5 458m^2.

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SIGNATURE PROPERTIES

Modern home down a country lane

NOORDHOEK
R12 500 000

Beds 2
Baths 2.5
Receptions 2
Garages 2

Situated in the sought-after beach area of Chapman's Peak, down a sleepy oak-lined lane, you will find this architecturally designed, two-bedroomed, timber-framed home. This minimalistic, contemporary dwelling is owned by a boat builder, which is apparent through the clever use of space and attention to detail. North-facing with incredible mountain views, the home overlooks a beautifully established, lush, landscaped garden with a plunge pool. Aluminium doors throughout, feature windows, double-volume spaces, and authentic poplar wood floors and ceilings, make this home visually appealing and highly desirable. The modern open-planned kitchen, with separate scullery, leads to a wind-protected, decked patio overlooking Chapman's Peak.

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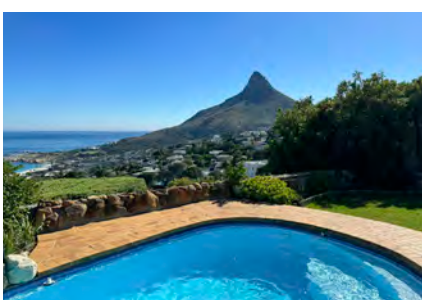
SIGNATURE PROPERTIES

Where views reach their peak



CAMPS BAY
R95 000 000

Web Ref No RL25058
Beds 5
Baths 6.5
Receptions 6
Parking 3
Pool

Perched on the slopes of Table Mountain National Park, this rare, triple-residence estate delivers breathtaking Atlantic Ocean and panoramic mountain views from the peaks of the Twelve Apostles to Lion's Head. Three residences, a penthouse, a villa, and a studio, each with its own garden, terrace and pool, blend open-plan elegance with the raw beauty of nature. Why you'll love it: four private pools and three outdoor showers; sweeping 180-degree ocean and mountain views; seamless indoor-outdoor living; designer finishes and fireplaces; high-speed Wi-Fi and customised security; three secure off-street parking bays. Step outside to direct mountain reserve access, listen to the birds, watch the sunset ignite the ocean, and feel worlds away, yet just minutes from the vibrant beachfront. Price excludes VAT.

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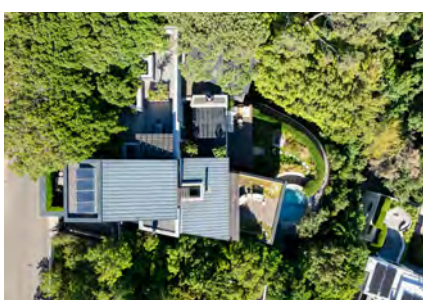
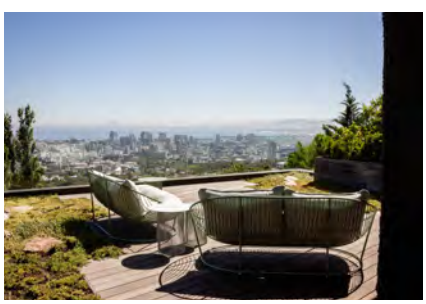
SIGNATURE PROPERTIES

Exclusive Higgovale retreat





HIGGOVALE
R68 000 000

Web Ref No RL23800
Beds 4
Baths 5.5
Receptions 2
Garages 4
Pool

A sanctuary of Japanese-inspired elegance paired with modern luxury. Covering 850m² under roof, this home offers expansive living areas, four versatile bedrooms, and five and a half bathrooms, including a ground-floor main suite featuring an imported Japanese Ofuro bath. Relish 400m² of outdoor spaces spread across multiple patios and decks adorned with bamboo and cedar. Entertain in the Bulthaup kitchen, fitted with Gaggenau appliances. Enjoy the luxury of a gym, sauna, pool, sun deck and Koi pond. Other highlights include a 2 400-bottle wine cellar, engineered oak finishes, double-glazed sliding doors, and multiple storage rooms. A gallery-style entrance and timeless design add to the home's appeal.

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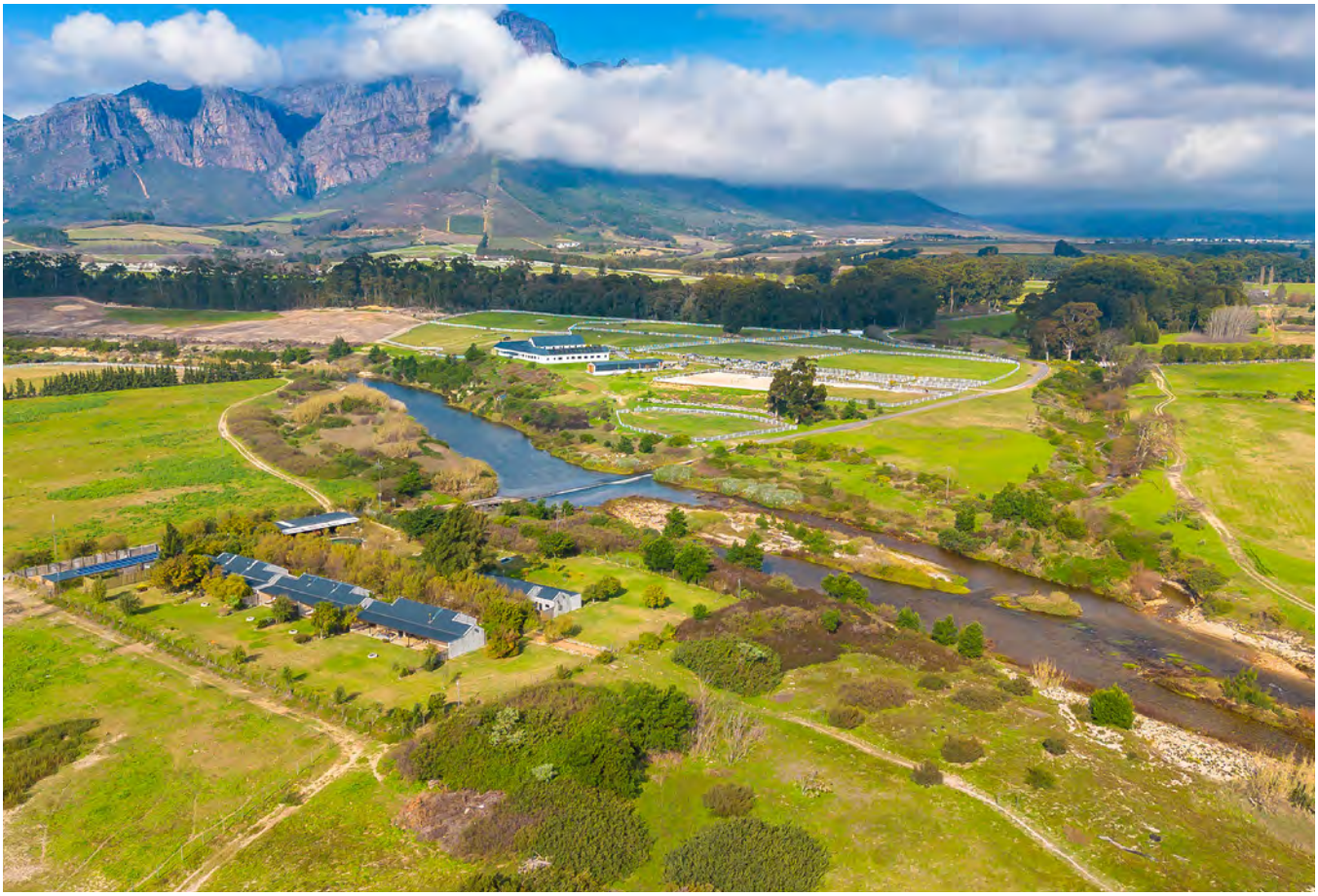
SIGNATURE PROPERTIES



36ha lifestyle farm with river, cottages, and expansive views

FRANSCHHOEK
R59 000 000

Web Ref No RL24952
Beds 24
Baths 22
Receptions 11
Garages 3
Parking 8

Tucked away in one of the Cape Winelands' most coveted valleys, this exceptional 36-hectare lifestyle farm offers a rare blend of natural beauty, rustic elegance and income-generating potential. A gently flowing river winds its way around the property, setting the tone for the tranquil atmosphere that defines this extraordinary retreat. Framed by panoramic views of the Simonsberg mountains, the main homestead enjoys a beautiful position overlooking a serene dam, offering an ever-changing canvas of light and reflections. The home is designed for relaxed family living, ideal for entertaining or simply soaking up the peace of the landscape. The home is partially complete, allowing the new custodian to add their own flair and finishing touches.

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PARTY TRICKS

RECIPES TO PULL OUT OF THE HAT DURING PARTY SEASON

Tomato and Feta Phyllo Tartlets

Bursting with big flavour
Serves 8 (1 tart each)

INGREDIENTS

- Phyllo pastry, 2 sheets
- Roma tomatoes, 8 medium
- Olive oil, 2-3 Tbs
- Dried mixed herbs, 2 tsp
- Worcestershire Sauce, 2 Tbs
- White vinegar, 2 tsp
- Sugar, 1 heaped tsp
- Smoked paprika, 1 tsp
- Chilli flakes, 1/2 tsp
- Salt
- Pepper
- Garlic, 2 cloves finely chopped
- Feta, 60g
- Fresh dill for serving

METHOD

Set oven to 160 C.

Slice each sheet of phyllo pastry into eight equal rectangles. Lay down a rectangle, brush with oil, place the next rectangle on top at a slightly different angle, repeat with two more layers, so you achieve a sort of star shape. Gently press your four-layered phyllo case into a greased large muffin tin or use individual silicone muffin cups. Repeat until you have 8 tartlet cases.

Heat 1 Tbs olive oil in a large pan and add sliced tomatoes. Allow to sizzle for a minute, then add all the other ingredients except garlic and feta. Stir the mixture and lower the heat, allowing the tomatoes to simmer and break down into a "jam". Add finely chopped garlic and cook for a minute longer. If the mixture is too dry, add one or two Tbs water and stir until incorporated. Remove from heat.

Add 2 Tbs of the tomato mixture to each tartlet case and crumble 15g of feta (around 1 Tbs) on top of each. Bake for 15 minutes or until pastry is golden and crunchy and feta has begun to caramelise a little. Serve with fresh dill sprigs.

RECIPES, PRODUCTION, STYLING AND PHOTOGRAPHY BY HEDI LAMPERT

Fruity, Honeyed, Prawn Skewers

Quick and simple to prepare, these tasty snacks are bound to impress
Serves 6 (2 skewers each)

INGREDIENTS

- Prawns (peeled and cleaned), 36
- Dried pear and peach strips, 120g
- Red onion, 1 medium cut into small wedges

BASTING SAUCE

- Butter, 30g
- Juice of 1 lime
- Honey, 20ml
- Soy sauce, 30ml
- Fresh coriander to serve

METHOD

Assemble 12 skewers. On each stick, skewer in the following order: 1 prawn, 1 wedge of red onion and 1 dried fruit strip. Repeat twice more, so each skewer has 3 of each element.

Combine all the basting sauce ingredients in a saucepan and heat over medium until butter melts. Baste the skewers liberally and grill them, basting frequently. You can place them under a grill and keep turning until browned on both sides. Alternatively, you can use a sandwich press for a quicker result.

Bring the remaining basting sauce to the boil, simmer for a minute and then serve as a dipping sauce along with the skewers. Garnish with fresh coriander.

Apple, Poppy Seed and Date Perfect-Everytime-Cake

This could well be the only cake recipe you'll ever need...
Serves 6 to 8

INGREDIENTS

- Stork Baking Margarine, 125g
- Sugar, ¾ cup
- Eggs, 2
- Flour, 1½ cups
- Baking powder, 2 tsp
- Salt, ½ tsp
- Buttermilk, ½ cup
- Vanilla, 2 tsp
- Apples, 2 (Golden Delicious)
- Brown sugar, 1Tbs
- Dates, ½ cup chopped
- Water ½ cup
- Poppy seeds ⅓ cup

METHOD

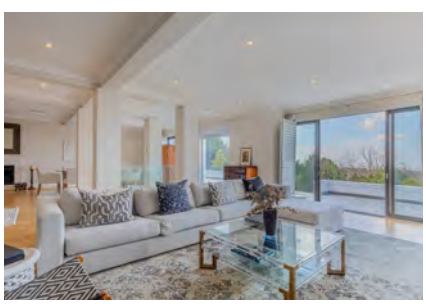
Set oven to 175 C.

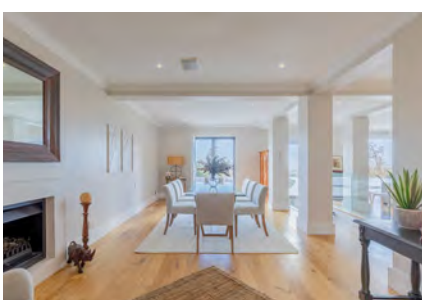
Sift dry ingredients into a bowl. Combine chopped dates, water and one tsp vanilla in a saucepan and heat over medium heat until all the water has evaporated and dates are softened. Remove from heat and allow to cool. Peel and slice apples, toss the apple slices in brown sugar and ½ tsp vanilla essence, and set aside. In another large bowl, cream margarine and sugar, beating until light and creamy. Add eggs, beating after each addition. Beat in ½ tsp vanilla. Add sifted dry ingredients alternately with buttermilk. Finally, fold in poppy seeds and incorporate apples and dates. The batter will be quite thick. Transfer batter to a baking-paper-lined rectangular 26cm by 16cm baking tin or any baking receptacle that is filled two thirds by the amount of batter. Bake for 45 to 50 mins or until a toothpick, inserted comes out dry. Once cooled, serve with a dusting of icing sugar and a dollop of cream cheese.

This cake freezes well too.

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Exceptional family home with vineyard and mountain vistas





CONSTANTIA UPPER

R47 000 000

Web Ref No RL24921
Beds 8
Baths 7
Study 1
Receptions 7
Garages 4
Parking 6
Pool

Set on 6 900m², neighbouring Groot Constantia Wine Farm, with sweeping views of False Bay, the surrounding vineyards, and the Hottentots-Holland mountains. A private path offers direct access to the historic estate's vineyards. Timelessly elegant, with formal living and dining rooms, each boasting a fireplace, while the open-plan kitchen and family room features a wood-burning fireplace. Sliding doors open onto a patio with a rim-flow pool, garden, and views. Upstairs, a pyjama lounge opens to a wide veranda. The luxurious main suite features underfloor heating, a dressing room, and private balcony. Features include: A pool room with built-in braai, a games room with sauna, air-conditioned wine cellar, solar panels, a borehole, filtration system, and a vegetable garden.

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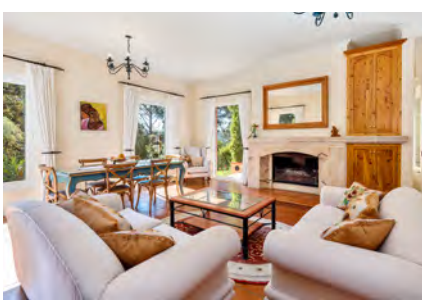
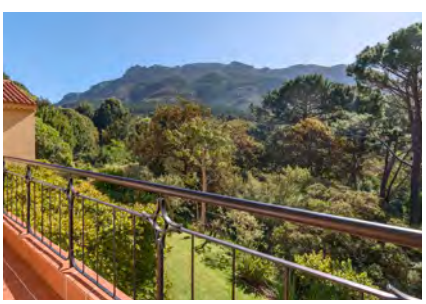
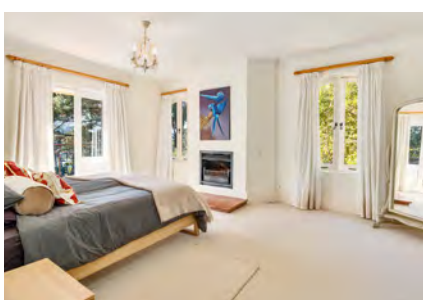
A rare opportunity in the best position







CONSTANTIA UPPER

R23 950 000

Beds 4
Baths 3.5
Receptions 3
Study 1
Garages 2

Positioned high on Klaasenbosch Drive, on 1 765m², this exceptional villa enjoys sweeping north-facing views across the forest and mountains, with direct access to a trail linking Alphen and Cecelia Forest to Table Mountain. Immaculately maintained, French Provençal charm meets solid construction and timeless potential. Large picture windows frame the views, terracotta-tiled terraces, wisteria draped pergolas and a manicured garden, with a pool, offer serene outdoor living. The open-plan kitchen, with Cypress wood cabinetry, flows into the family and dining areas. A separate scullery and laundry add practicality. Upstairs, there are three bedrooms, including a generous main suite with Juliet balcony. Additional features include: a study, a pyjama lounge, a separate flatlet with private entrance, and a storage room with wine cellar potential.

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GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

North-facing contemporary home in exclusive security estate

CONSTANTIA UPPER
R25 000 000

Web Ref No RL25249
Beds 4
Baths 4.5
Receptions 3
Garages 2
Pool

Set in a highly sought-after, tranquil enclave, this north-facing home, with stunning mountain views and access to the scenic Alphen Trail, offers a seamless blend of nature, light, and modern comfort. The open-plan living, dining, and kitchen areas form the heart of the home, flowing into a glassed conservatory framing serene views of the leafy garden and greenbelt stretching toward Cecelia Forest. Expansive glass doors open to a sun-drenched deck, heated saltwater splash pool, and relaxed lounge with built-in braai. Upstairs includes a wine library set against a feature face-brick wall, a guest cloakroom, and a versatile family/playroom. Downstairs, four en-suite bedrooms provide ample accommodation, including a luxurious main suite with a private garden entrance and dressing room.

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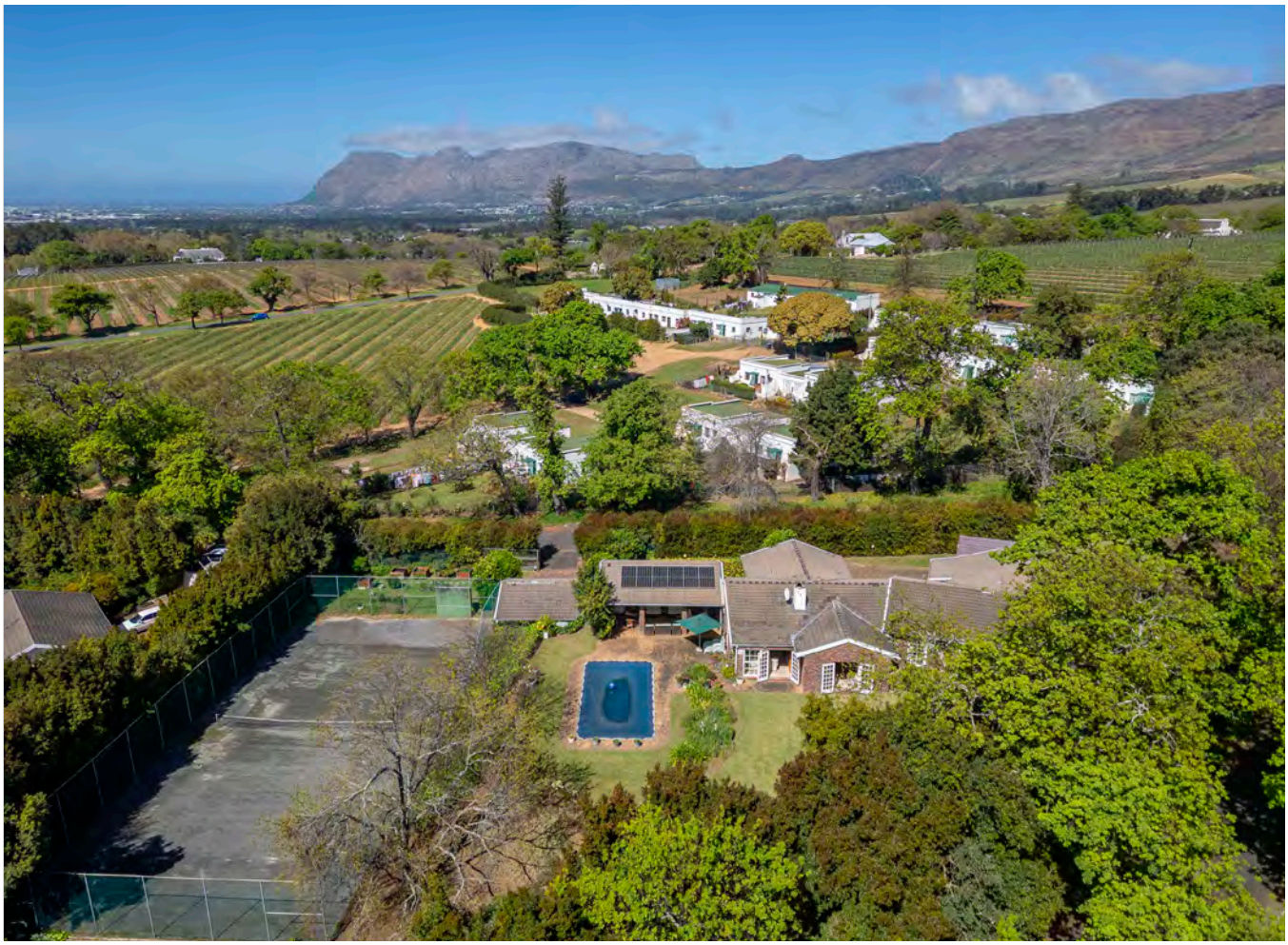
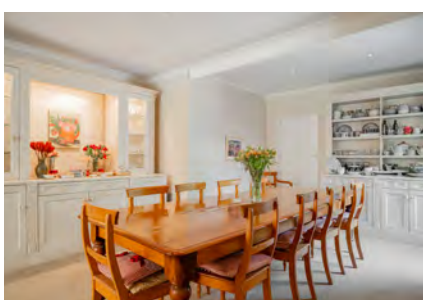


Idyllic family home adjacent to Groot Constantia

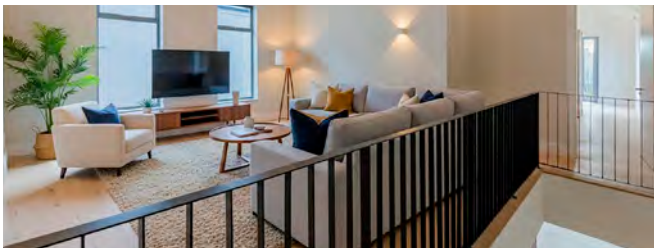


CONSTANTIA UPPER
R24 000 000

Web Ref No RL25247
Beds 6
Baths 4
Receptions 3
Garages 2
Study 1

This north-facing property borders Groot Constantia Wine Estate. Set on 3 704m², the established home offers three exciting avenues for future growth; modernise the existing home: create expansive open-plan living areas, with high-end finishes, and seamless flow to a private garden, pool, and tennis court. Surrounded by tall trees and hedges, the property is completely private. Renovate and sub-divide: retain and renovate, while capitalising on the approved sub-division of 1 857m² (currently home to the tennis court). Perfect for a secondary residence or future sale. Redevelop entirely: redesign the property to create a modern estate or develop up to three new homes (subject to municipal approval), with dual-access potential from Welgelegen and Rustenburg Avenues. Borehole and solar power plus alarm system.

Pepita Mace – 082 338 9276 – pepita@greeff.co.za | Lynne Baker – 082 493 1006 – lynne@greeff.co.za

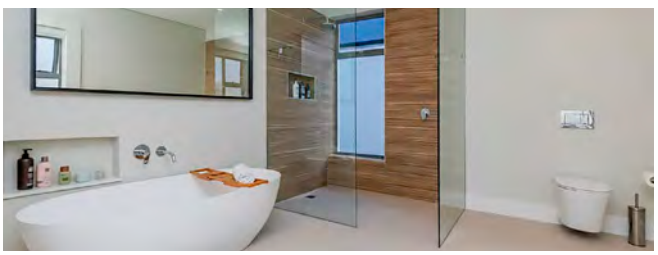


Beautifully finished with views

Contemporary, luxurious, open-plan living with premium finishes and greenbelt views. Spacious living areas, centred around a striking fireplace, flow seamlessly to a patio, private pool, and firepit. The designer kitchen features bespoke cabinetry, imported appliances, and a separate scullery. A versatile guest suite with private access sits downstairs, while upstairs hosts three en suite bedrooms and a pyjama lounge. The main suite boasts a private balcony. Excellent security.

CONSTANTIA UPPER R20 950 000 Web Ref No RL25128 • Beds 4 • Baths 4.5 • Receptions 2 • Garages 2 • Parking 4

Lynne Baker – 082 493 1006 – lynne@greeff.co.za | Pepita Mace – 082 338 9276 – pepita@greeff.co.za

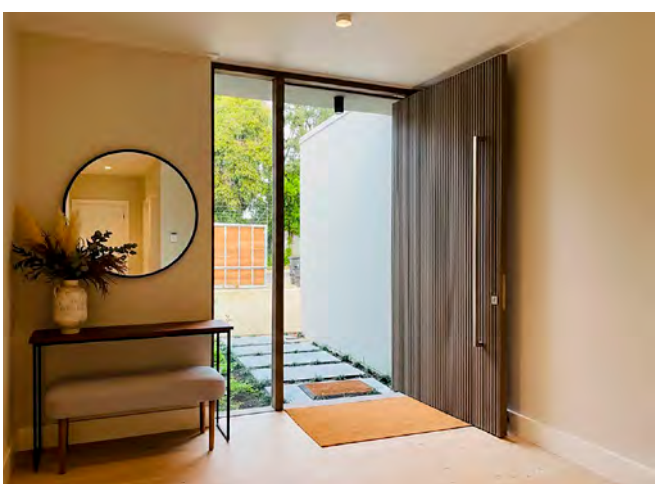


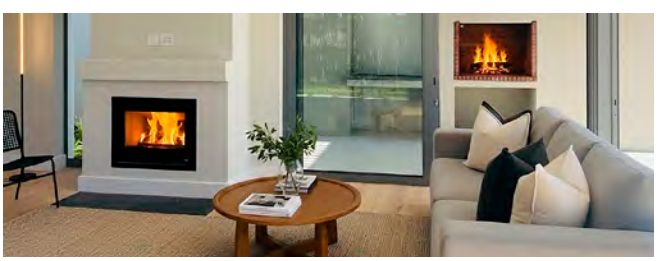
Exquisite freehold cluster home

One of only three exclusive residences, this newly completed, north-facing home offers elevated contemporary living with high-end finishes and mountain views. Expansive open-plan living with solid wood floors, a feature fireplace, and seamless flow to a covered patio, braai, and private pool. The designer kitchen includes an imported stove, custom cabinetry, and a separate scullery. Features include a guest suite, three en-suite bedrooms, a pyjama lounge, double garage, and excellent security.

CONSTANTIA UPPER R19 500 000 Web Ref No RL24947 • Beds 4 • Baths 4 • Receptions 2 • Garages 2 • Parking 2 • Pool

Pepita Mace – 082 338 9276 – pepita@greeff.co.za | Lynne Baker – 082 493 1006 – lynne@greeff.co.za





Exclusive freehold cluster home

One of only three newly completed, north-facing homes in a secure cul-de-sac. High-end finishes and an open-plan layout, a statement fireplace, and sliding doors leading to a covered patio, built-in braai, and private pool. The designer kitchen includes a premium stove, custom cabinetry, and separate scullery. A guest suite is located downstairs, with three en suite bedrooms and a pyjama lounge upstairs. Panoramic mountain views, excellent security and a double garage.

CONSTANTIA UPPER R18 500 000 Web Ref No RL24946 • Beds 4 • Baths 4.5 • Receptions 2 • Garages 2 • Parking 2 • Pool

Pepita Mace – 082 338 9276 – pepita@greeff.co.za | Lynne Baker – 082 493 1006 – lynne@greeff.co.za

Out of Africa! A rare heritage property

Nestled on an acre, with an unmistakable 'Out of Africa' ambience, this home transports you to a bygone era. Step inside and be captivated by the warmth of open wooden trusses, high ceilings and rich herringbone wooden floors that speak of authenticity and enduring style. Every corner of this unique home tells a story, seamlessly blending colonial character and understated luxury. Framed by mature trees, the property boasts sweeping views of mountains and the distant False Bay coastline – a truly breathtaking backdrop to this rare offering.

CONSTANTIA UPPER R28 895 000 Beds 8 • Baths 6.5 • Receptions 2 • Garages 2

Pepita Mace – 082 338 9276 – pepita@greeff.co.za | Lynne Baker – 082 493 1006 – lynne@greeff.co.za

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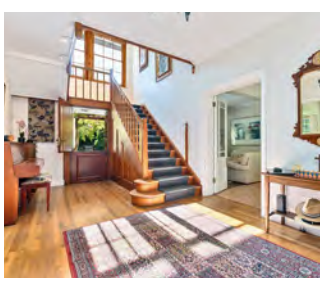

Charming Cotswold-inspired family home

Tucked in a peaceful Constantia cul-de-sac, this charming double-storey home evokes classic English country living, with a slate roof and oak floors, and a warm, open-plan kitchen flowing into the TV lounge. A large attic above the garage provides potential for a flatlet or studio. The lush garden, pool, and elegant interiors make it ideal for family life. Extras include an inverter, borehole, study, and top security. Close to top schools, Constantia Village, and the Winelands – country charm meets urban convenience. Land: 3 188m².

CONSTANTIA UPPER R22 950 000 Beds 5 • Baths 3.5 • Receptions 2 • Garages 2 • Parking 4

Lynne Baker – 082 493 1006 – lynne@greeff.co.za | Pepita Mace – 082 338 9276 – pepita@greeff.co.za

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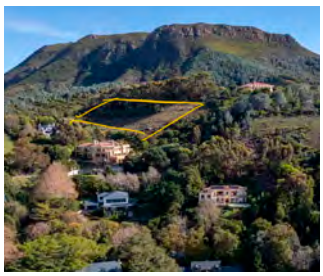
GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE



Elevated above the rest

This is the last large piece of undeveloped land on this level, elevated above the rest, overlooking Constantia valley, wine farms, the Indian Ocean towards the Hottentots Holland mountains and Devil's Peak to the north. An exceptional investment. Land: 8 183m².

CONSTANTIA UPPER R20 000 000 Land: 8 183m²

Pepita Mace – 082 338 9276 – pepita@greeff.co.za | Lynne Baker – 082 493 1006 – lynne@greeff.co.za

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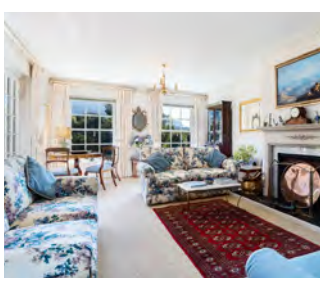

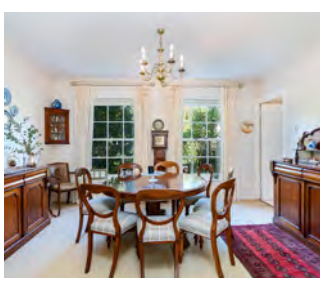

North-facing with spectacular views

Tucked away on 1 487m², in a sought-after Constantia cul-de-sac, this north-facing gem offers spectacular mountain views, a lush garden, and a sparkling pool – a private haven for family living and entertaining. With three spacious bedrooms, two and a half bathrooms, and three versatile reception rooms, the home boasts generous space and excellent flow. A double garage adds convenience. While the interior is slightly dated, its solid structure, ideal orientation, and prime location offer the perfect canvas for a stylish upgrade.

CONSTANTIA UPPER R13 995 000 Beds 3 • Baths 2.5 • Receptions 3 • Garages 2

Lynne Baker – 082 493 1006 – lynne@greeff.co.za | Pepita Mace – 082 338 9276 – pepita@greeff.co.za

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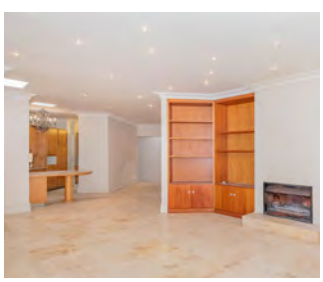
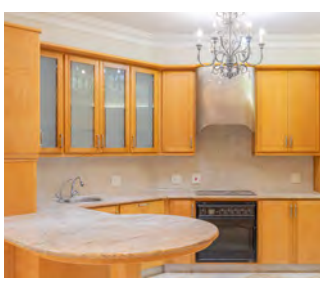
Large and prestigious home

With multiple spaces and all the facilities required to be a large, sumptuous family home, let out, or lived in and part used for offices or a practice, this property offers so many options. Eight bedrooms (one in the separate flat), three living areas, a lovely pool set in a green mature garden, and off-street parking for eight. Furthermore, this area is wind protected, so one can enjoy the calm environment for most of the year. Features include a separate laundry and scullery, plus a staff bathroom.

BISHOPSCOURT R14 995 000 Web Ref No RL24323 • Beds 8 • Baths 6 • Receptions 3 • Garages 3 • Parking 6

Andre Beyers – 082 566 6492 – andre@greeff.co.za | Steve Ciolli – 082 377 4343 – steve@greeff.co.za



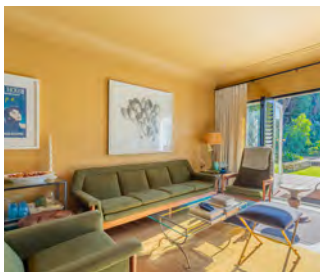


Enchanting family home

Situated in a peaceful, verdant avenue within one of Cape Town's most esteemed suburbs, this well-built, spacious, five-bedroomed family residence offers an ideal living environment on 941m² of prime land. Tucked away between the renowned Kirstenbosch Botanical Gardens, the Constantia Winelands and esteemed private and public schools. Additionally, the property includes staff accommodation or potential student pads with a separate entrance, providing flexible living options.

KENILWORTH UPPER R12 995 000 Web Ref No RL19702 Beds 5 • Baths 6.5 • Receptions 2 • Garages 2 • Parking 4

Andre Beyers – 082 566 6492 – andre@greeff.co.za

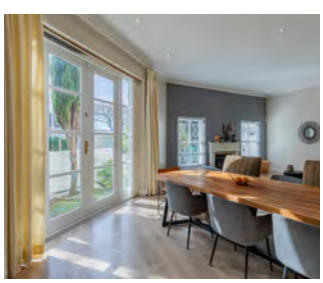


Elegant mid-century family home

Discover timeless charm in this elegant mid-century home, set on a large erf, it features wooden floors, abundant light, two fireplaces, and a modern open-plan kitchen. The main lounge opens to a designer garden with mountain views. With a double garage, secure parking, loft space, flatlet potential, and staff accommodation, this home offers refined living close to top schools, shops, and nature trails.

KENILWORTH UPPER R14 495 000 Beds 3 • Baths 2 • Receptions 4 • Garages 2 • Parking 2

Andre Beyers – 082 566 6492 – andre@greeff.co.za | Steve Ciolli – 082 377 4343 – steve@greeff.co.za



Timeless Georgian charm

Welcome to this elegant, Georgian-style, double-storey family home, nestled in sought-after Claremont Upper. Perfectly positioned within walking distance of Herschel Girls School, Western Province Prep, and other top Southern Suburbs schools, this home offers a rare combination of space, style, and security, boasting one of Cape Town's most desirable addresses. With beautiful mountain views, the north-facing orientation fills the home with natural light. Inside, a soothing neutral palette, engineered wooden and tiled flooring, high ceilings, and underfloor heating throughout create a sense of calm and offer luxurious comfort.

CLAREMONT UPPER R12 495 000 Beds 4 • Baths 3.5 • Receptions 2 • Garages 2 • Parking 2

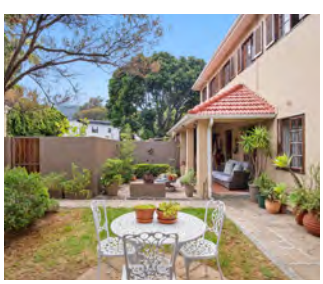
Andre Beyers – 082 566 6492 – andre@greeff.co.za

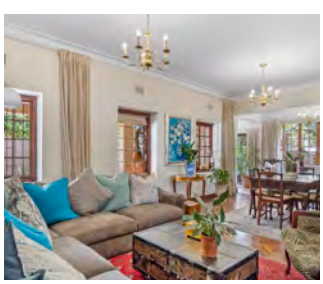
Exquisite, renovated Victorian home

Discover the charm and elegance of this magnificent period residence nestled in the prestigious Kenilworth Upper neighbourhood. Set across two erven on a sprawling 1 691m² plot, this property boasts a meticulously manicured garden that exudes beauty and serenity. Renovated to the highest standards, with no expense spared, this exceptional family home presents an impeccable move-in opportunity.

KENILWORTH UPPER R17 500 000 Web Ref No RL20392 • Beds 4 • Baths 2 • Receptions 4 • Garages 2 • Parking 8

Charles Silbert – 082 555 4286 – charles@greeff.co.za | Dani Matheson – 083 556 9391 – dani@greeff.co.za





Versatile investment opportunity

A prime opportunity in sought-after Claremont Upper – this multi-functional property presents endless possibilities. Whether you choose to register the sectionalising into two dwellings, maintain a two-unit rental investment, offer premium student accommodation, establish business premises, or restore it to a grand family home, this is an excellent investment.

CLAREMONT UPPER R10 350 000 Web Ref No RL24188 • Beds 6 • Baths 5 • Receptions 4 • Garages 2 • Parking 6

Charles Silbert – 082 555 4286 – charles@greeff.co.za | Dani Matheson – 083 556 9391 – dani@greeff.co.za

Executive townhouse in gated complex

This immaculate townhouse offers effortless luxury living in a secure private complex of just four custom-built units. Designed with low-maintenance living in mind, without compromising on style or space, this home is perfect for professionals, small families, or those looking to downscale in comfort. Enjoy breathtaking mountain views and seamless indoor/outdoor flow from the open-plan living and dining areas to a private courtyard garden and pool.

CLAREMONT UPPER R8 950 000 Beds 3 • Baths 3.5 • Receptions 2 • Garages 2

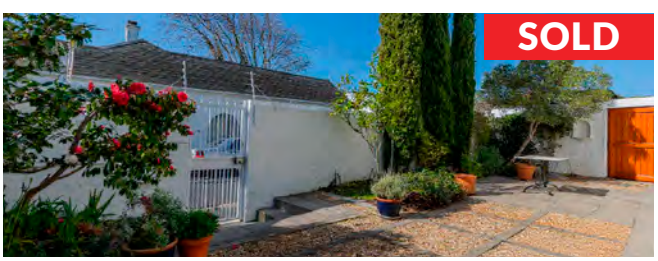
Charles Silbert – 082 555 4286 – charles@greeff.co.za | Dani Matheson – 083 556 9391 – dani@greeff.co.za

Fabulous, spacious cottage

In a quiet cul-de-sac, this stylish home offers charm, space and modern convenience. Enter via the interleading double garage into a sunny, private, small garden. The welcoming entrance hall flows into an expansive open-plan lounge, with wood-burning fireplace, dining and kitchen area with a separate scullery. Solid Blackwood flooring and exposed concrete ceilings bring a contemporary edge. Stacking doors open into a courtyard garden with built-in braai and splash pool.

CLAREMONT UPPER R5 750 000 Beds 3 • Baths 3 • Receptions 2 • Garages 2

Charles Silbert – 082 555 4286 – charles@greeff.co.za | Dani Matheson – 083 556 9391 – dani@greeff.co.za



Charming Victorian terraced home

On the market for the first time in 25 years, this charming, beautifully preserved Victorian terrace home, is positioned just below the vibrant High Street of Kenilworth Upper. High ceilings, generously proportioned rooms, original wooden flooring, and working fireplaces, as well as magnificently preserved Broekie lace verandas and well-maintained shutters, all enhance the character of this elegant period home. A rare opportunity to invest in character with modern convenience.

KENILWORTH UPPER R5 250 000 Beds 3 • Baths 2.5 • Receptions 2 • Garages 2

Charles Silbert – 082 555 4286 – charles@greeff.co.za | Dani Matheson – 083 556 9391 – dani@greeff.co.za

Tuscan-inspired home

Calling all renovators and developers – this 911m² erf along the Liesbeeck River is perfectly positioned in the heart of Newlands. The warm and welcoming Tuscan-style residence offers a blend of character, charm, and contemporary family living. Tucked discreetly behind a private entrance, the home opens into a series of elegant reception rooms with an effortless flow to a spacious undercover patio – ideal for entertaining or enjoying relaxed family moments. The formal and family lounge are warmed by two feature fireplaces, while a third fireplace adds comfort and character to the main bedroom.

NEWLANDS R10 950 000 Web Ref No RL24951 • Beds 3 • Baths 4.5 • Receptions 3 • Garages 2 • Parking 2

Andre Beyers – 082 566 6492 – andre@greeff.co.za | Dani Matheson – 083 556 9391 – dani@greeff.co.za

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New, contemporary security cluster

This prestigious, secure, niche estate in the leafy suburb of Newlands comprises three luxury urban homes. Triple storey with 21st-century-lifestyle design, the homes are close to an extraordinary spread of facilities – many within easy walking distance. This is a stylish and contemporary take on the urban townhouse, enriched, however by the benefits of outdoor space, sunlight and space.

NEWLANDS R8 400 000 Beds 4 • Baths 3.5 • Receptions 3 • Garages 2 • Parking 2

Dani Matheson – 083 556 9391 – dani@greeff.co.za | Andre Beyers – 082 566 6492 – andre@greeff.co.za

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An original Zwaanswyk homestead

ZWAANSWYK
R38 900 000

Web Ref No RL23111
Beds 5
Baths 6.5
Receptions 5
Garages 4
Parking 4

This French Colonial home was originally a farm homestead which was converted into the grand stately home of over 1 000m². All the sash windows with shutters of Burmese teak, as well as the Oregon windowsills, were from the original homestead. In 2021 this property was completely renovated. In keeping with the original design, the interior has been thoughfully modernised to create flow. The garden with its huge trees is a haven for birds of every description including larger birds of prey such as black Sparrowhawks, Gymnogenes, Black Eagles and Fish Eagles. With its long tree-lined driveway, densely flanked by clivia in a spectrum of shades, expect to be stunned during the August to October flowering season. An impressive property worth viewing.

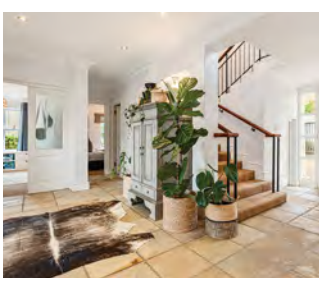
Tarry Unite-Penny – 083 285 3762 – tarry@greeff.co.za

Exquisite Zwaanswyk

A charming guest house/family home on 2 500m², on the slopes of Silvermine Mountain with expansive views over the Constantia Valley and Table Mountain Nature Reserve. Cleverly designed, this magnificent lodge enjoys complete privacy from all sides and achieves an atmosphere of 'home away from home' for its regular guests, some of whom return for three months at a time. With six luxurious en suite bedrooms, as well as a two-bedroomed apartment, complete with a private sauna and fireplace, it is ideal as a large family home or as a guest house.

ZWAANSWYK R26 500 000 Web Ref No RL21996 • Beds 8 • Baths 8 • Receptions 5 • Parking 7

Tarry Unite-Penny – 083 285 3762 – tarry@greeff.co.za



Estate living

Set in an established garden, with a covered veranda and built-in braai. The open-plan kitchen, two sitting rooms and dining area, all look out onto the pool. Two downstairs fireplaces ensure cosy winters. A large study could become a fourth bedroom with access to the guest bathroom. Upstairs, a luxurious sitting room boasts a gas fireplace, while three en suite bedrooms open onto a spacious veranda. A flatlet with bedroom, bathroom and small sitting area adds options. Live in gorgeous secure surrounds where kids walk to school.

SILVERTREE ESTATE R11 500 000 Web Ref No RL23403 • Beds 4 • Baths 4 • Receptions 3 • Garages 4 • Parking 4

Tarry Unite-Penny – 083 285 3762 – tarry@greeff.co.za

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083 285 3762 | tarry@greeff.co.za

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Where it counts

Secure estate living in Tokai

One of eight, contemporary, sectional-title residences, with effortless flow for entertaining – from the generous living area and open-plan kitchen, through to the veranda and small private garden. Upstairs, the expansive master bedroom enjoys mountain views, while two additional en suite bedrooms overlook a serene, sun-dappled courtyard. Downstairs features warm wooden flooring throughout, a guest cloakroom, and direct access to a double garage. Additional highlights include a covered patio and timber deck, air-conditioning in the master bedroom and family room, and under floor heating in the master bedroom.

TOKAI R8 000 000 Beds 3 • Baths 3.5 • Receptions 2 • Garages 2 • Parking 2

Tarry Unite-Penny – 083 285 3762 – tarry@greeff.co.za

Stylish Art Deco heritage

This building is a well-known landmark in the quiet, leafy Rosebank. Located in a tiny cul-de-sac, comprising six units of varying sizes, this is a super opportunity for a group of friends to think about upgrading into a communal independent-living little community – certainly more affordable than any retirement institutions. Regular maintenance has ensured good condition, however, the interiors could be upgraded. A Sectional Title register could be opened to sell units individually. The stylish Art Deco heritage façade must remain, but options abound for the interiors.

ROSEBANK R10 850 000 Beds 13 • Baths 13 • Receptions 6 • Parking 6

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

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GREEFF CHRISTIE'S INTERNATIONAL REAL ESTATE

Gorgeous blend of heritage allure

This beautiful heritage home nestled in the Rondebosch Golden Mile and in walking distance of Micklefield and Bishops is a gorgeous blend of heritage allure with modern convenience. This grand old lady boasts four bedrooms, a study, domestic accommodation, and a generous and expansive west-facing entertainment area, plus pool. Sold to one of our buyers at full asking price before going to market. 1 572m²

RONDEBOSCH R15 500 000 Beds 4 • Baths 3.5 • Receptions 2 • Garages 2 • Parking 6

Jonathan Shulman – 076 493 6144 – jonathan@greeff.co.za | Sue McLagan – 083 412 3624 – sue@greeff.co.za

RONDEBOSCH R3 100 000

Modern apartment

This beautifully renovated, two-bedroomed apartment in Rondebosch Village offers modern comfort, mountain views, excellent security, and dual balconies. With a spacious layout, inverter system, and a prime location near UCT, it's a rare move-in-ready gem in Cape Town.

Beds 2 • Bath 1.5 • Reception 1 • Garage 1

Aaqilah Hendricks – 083 296 1945 – aaqilah@greeff.co.za
Paige Greeff – 071 968 5583 – paige@greeff.co.za

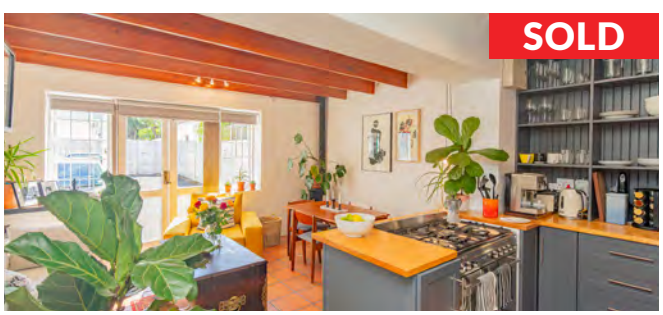
RONDEBOSCH R2 000 000

Charm in Rondebosch Village

Beautifully renovated, light-filled apartment in sought-after Rondebosch Village. Featuring two bedrooms, modern finishes, enclosed balcony, secure tandem garage plus extra bay. Ideal for professionals, families or investors seeking convenience, charm, and long-term value in a prime, walkable Cape Town location.

Beds 2 • Bath 1 • Reception 1 • Garage 1 • Parking 1

Aaqilah Hendricks – 083 296 1945 – aaqilah@greeff.co.za
Paige Greeff – 071 968 5583 – paige@greeff.co.za



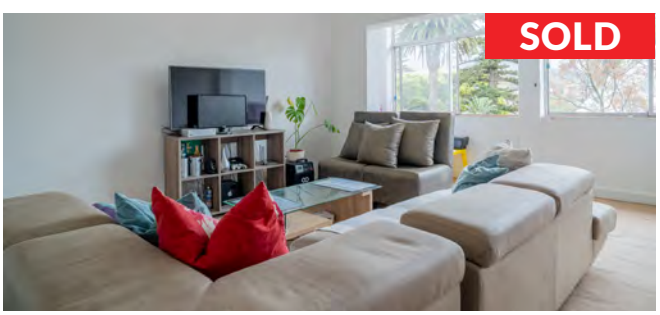
ROSEBANK R1 750 000

Charm meets urban convenience

Charming, double-storey, one-bedroomed apartment with private courtyard, Juliet balcony, fireplace, secure parking, and modern kitchen near UCT. Freestanding, light-filled, and full of character, offering privacy and convenience in a sought-after location close to shops and transport.

Bed 1 • Bath 1 • Reception 1 • Parking 1

Paige Greeff – 071 968 5583 – paige@greeff.co.za
Aaqilah Hendricks – 083 296 1945 – aaqilah@greeff.co.za



RONDEBOSCH R1 700 000

Amazing renovation opportunity

Spacious one-bedroomed apartment in prime Rondebosch, near top schools and transport. Features mountain views, enclosed balcony, ample storage, secure garage, and extra parking. Ideal for renovation, investment, or first-time buyers seeking long-term value in a high-demand location.

Bed 1 • Bath 1 • Reception 1 • Parking 1

Paige Greeff – 071 968 5583 – paige@greeff.co.za
Aaqilah Hendricks – 083 296 1945 – aaqilah@greeff.co.za

Profitable Newlands Airbnb investment

Located in a newly-built block in sought-after Newlands, this stylish, ground-floor, two-bedroomed unit is already a fully operational Airbnb with excellent returns. Beautifully furnished, offering scenic views and modern finishes – a turnkey investment in Cape Town's high-demand rental market.

NEWLANDS R4 500 000 Web Ref No RL25140 • Beds 2 • Baths 2 • Reception 1 • Parking 1

Ammaarah Hendricks – 071 728 9130 – ammaarah@greeff.co.za | Sean Murphy – 062 434 3055 – sean.m@greeff.co.za

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Modern ease meets peaceful charm

Experience serene modern living in this stylish duplex apartment in Kenilworth. Just minutes from Claremont CBD, it offers tranquil surroundings, contemporary finishes, and convenient access to shops, cafés, and transport. Ideal for professionals or couples seeking balance and location.

KENILWORTH UPPER R3 050 000 Beds 2 • Baths 2 • Reception 1 • Parking 1

Ammaarah Hendricks – 071 728 9130 – ammaarah@greeff.co.za | Sean Murphy – 062 434 3055 – sean.m@greeff.co.za

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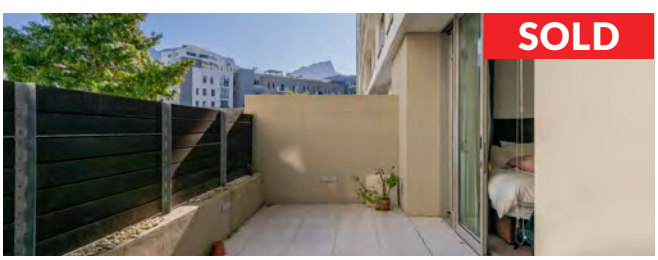

Graceful living, grounded in comfort

Enjoy effortless living in this charming, ground-floor apartment, set within a grand, amenity-rich building in Claremont Upper. Close to Claremont CBD, it offers space, convenience, and comfort with access to communal gardens, secure parking, and lifestyle facilities.

CLAREMONT UPPER R2 850 000 Beds 2 • Baths 2 • Reception 1 • Parking 1

Ammaarah Hendricks – 071 728 9130 – ammaarah@greeff.co.za | Sean Murphy – 062 434 3055 – sean.m@greeff.co.za

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Heavenly home with spectacular sea views

NOORDHOEK
R13 950 000

Web Ref No RL24544
Beds 4
Baths 3.5
Receptions 2
Garages 2
Parking 4

This is an architect's home, built and designed by the owner, which is apparent from the moment you walk through the front door; levels of land have been cleverly constructed, use of space is maximised, the garden is beautifully landscaped, and attention to detail is obvious throughout. Tucked away down a quiet and secluded panhandle, at the end of a cul-de-sac, extra peace and added security are guaranteed. This single-storey home, with direct access from a basement garage, has two separate wings – the family/guest wing at the back of the house, with lovely mountain views and a sunny aspect, and the main en suite wing, with high ceilings and feature windows looking out to 180-degree views of Noordhoek beach.

Paul Le Roux – 082 550 4533 – paulr@greeff.co.za

Cape Town's most exclusive new security estate in spectacular Noordhoek

Carved beneath the slopes of iconic Chapman's Peak in Noordhoek, this brand-new development, Chapman's Peak Estate, is the epitome of contemporary country living.

This is where the pristine beauty of nature meets luxury and prestige. The suburb of Noordhoek is rural romance at its best; a way of life offering a true haven of peace and tranquillity away from the city lights, yet within easy driving distance of Cape Town's city centre and all its attractions.

CONTACT US

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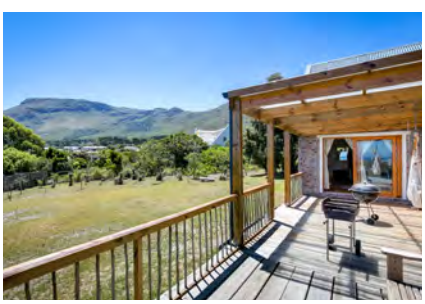
084 900 0338
liz@greeff.co.za

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Acre with a view



NOORDHOEK
R11 500 000

Beds 3
Baths 2
Receptions 2
Parking 2

Experience fantastic uninterrupted sea views from this humble, earthy, and modest two-bedroomed home with enormous potential. If it's an acre you're after, this property is the best value for money in Noordhoek right now. The home is uniquely positioned in such a way that it captures both the mountain and sea views. An added bonus is the natural spring at the bottom of the garden providing a water source all year round. The existing double garage has the potential to be a dual-living flatlet, and there is plenty of space to expand. Enjoy the simple life, soak up the views, and get a true sense of Noordhoek rural living.

Paul Le Roux – 082 550 4533 – paulr@greeff.co.za

Spacious with endless potential

Nestled in a tranquil and leafy suburb, this generously sized home offers a rare opportunity to create your dream residence or investment property. Set on a large, sun-drenched plot with garden space on all sides, this property is perfect for families seeking space, flexibility, and future growth.

CAPRI POA Beds 5 • Baths 4 • Receptions 2 • Garages 3

Miguel Howell – 083 321 7296 – miguel@greeff.co.za | Jarrit Solomon – 066 264 6086 – jarrit@greeff.co.za

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Charming home in Capri

This north-facing, two-bedroomed home in Capri offers charm, comfort, and an exceptional sense of space, thanks to its position alongside a servitude. The generous garden of over 600m² boasts a lovely, heated pool for the perfect swim.

CAPRI R2 895 000 Web Ref No RL25274 • Beds 2 • Baths 2 • Receptions 2 • Garage 1 • Parking 1

Miguel Howell – 083 321 7296 – miguel@greeff.co.za | Emma Ward – 084 253 1183 – emma@greeff.co.za

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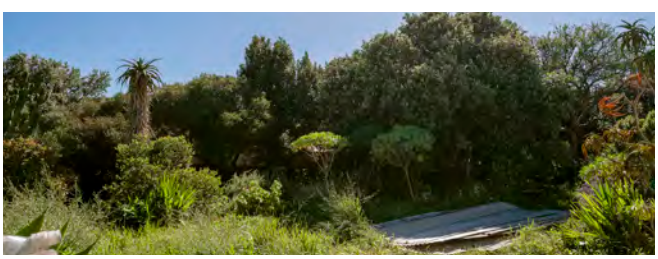

Plot with endless potential

Once the site of a quaint nursery, this plot is steeped in tranquillity and charm. Whether you envision a serene family home, a flourishing garden retreat, or a bespoke development, this peaceful land offers endless potential to bring your vision to life.

CAPRI R1 350 000 Web Ref No RL25181 • ERF Size: 616m²

Miguel Howell – 083 321 7296 – miguel@greeff.co.za | Emma Ward – 084 253 1183 – emma@greeff.co.za | Jarrit Solomon – 066 264 6086 – jarrit@greeff.co.za

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Style, space and sea views

This multi-level home in Simon's Town offers sweeping bay views and a lift for easy access. It features en suite bedrooms, sunrooms, open-plan living areas, a study, pool, three garages, and balconies. Glass doors frame the sea, while each room connects to gardens or patios. Stunning views complete the package.

SIMONS KLOOF R14 495 000 Web Ref No RL24788 • Beds 4 • Bath 4.5 • Receptions 4 • Garages 3 • Parking 1

Dan Pienaar – 084 970 3999 – dan@greeff.co.za | Xandi Pike – 082 883 6031 – xandi@greeff.co.za

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Two homes on the water's edge

Originally one of Fish Hoek's first homes along the catwalk and situated in an enviable pocket, with perfect positioning and unsurpassed views of the bay. Currently an income-generating home with versatile options; one which comes with that highly sought-after commodity – ample garaging. Enjoy front row seats to the visiting whales, dolphins and a daily dose of the resident seals happily sunning themselves. Savour listening to the gentle lap of the Indian Ocean washing against the time-honoured rocks

FISH HOEK R13 995 000 Beds 6 • Baths 4.5 • Receptions 3 • Garages 4 • Parking 2

Giselle Donaldson-Cross – 082 451 0890 – giselle@greeff.co.za | Liz Richard – 084 900 0338 – liz@greeff.co.za

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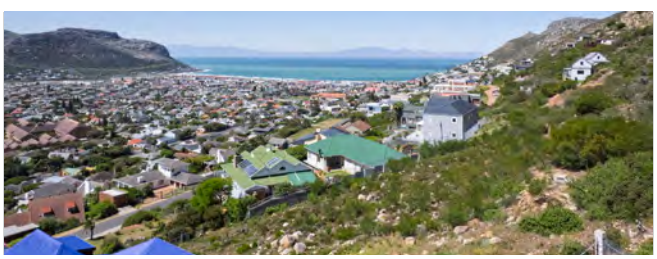

Secure mountainside plot with views

This one-of-a-kind stand, located at the end of a quiet cul-de-sac, on the sought-after mountainside, offers beautiful expansive views. Larger than the average plot size, this north-facing gem is fully contained by palisade fencing and has been lovingly landscaped by the previous owners.

FISH HOEK R3 295 000 Web Ref No RL25348 • ERF Size: 726m²

Giselle Donaldson-Cross – 082 451 0890 – giselle@greeff.co.za | Liz Richard – 084 900 0338 – liz@greeff.co.za

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BERGVLIET R5 450 000

Exclusive La Scala Estate

This modern, single-storey home, in a secure, access-controlled enclave of just 23 units, boasts an open-plan living and dining area flowing through sliding doors to a covered patio for relaxed entertaining or peaceful evenings at home. Prime location, close to top schools, shops and amenities, with easy access to the freeway – perfectly positioned to enjoy with peace of mind.

Web Ref No RL25241 • Beds 3 • Baths 2 • Receptions 2 • Garages 2

Douglas Holder – 021 763 4120 – info@greeff.co.za | James Sale – 071 261 4446 – james.s@greeff.co.za | Cornel Gardner – 076 409 4323 – cornel@greeff.co.za

PLUMSTEAD R2 350 000

Fixer-upper in prime Plumstead

This spacious home offers the perfect canvas for your dream renovation or remodelling project. Nestled in a friendly, well-established neighbourhood, you'll enjoy the peace of suburban living, while being minutes away from top schools, shopping centres, and major transport routes.

Beds 3 • Bath 1 • Reception 1 • Parking 5

Abdud-Dayyan Savahl – 081 288 3780 – abdud-dayaan@greeff.co.za
Douglas Holder – 021 763 4120 – douglas@greeff.co.za

THORNTON R1 895 000

Modern and spacious apartment

The apartment boasts open-plan living areas with modern finishes, seamlessly connecting the kitchen, dining, and lounge spaces. Two well-sized bedrooms with built-in cupboards, each has their own door to the wraparound balcony and bathroom with shower, basin and toilet. Entertain or relax on the wraparound balcony, offering extended outdoor living and views from multiple angles.

Web Ref No RL25189 • Beds 2 • Bath 1 • Reception 1 • Parking 1

Ameer Allie – 082 864 4185 – ameer@greeff.co.za
Heather Davis – 072 241 4574 – heather@greeff.co.za

THORNTON R900 000

Beautifully designed bachelor apartment

The apartment features an open-plan layout maximising space and functionality. With sleek, modern finishes throughout, the interior exudes a clean and sophisticated aesthetic. The kitchen flows effortlessly into the living and sleeping area, creating a seamless living experience that's both practical and comfortable.

Web Ref No RL25071 • Bed 0.5 • Bath 1 • Reception 1 • Parking 1

Ameer Allie – 082 864 4185 – ameer@greeff.co.za
Heather Davis – 072 241 4574 – heather@greeff.co.za

A character-filled residence

Discover the perfect fusion of comfort, style, and functionality in this charming home, nestled in the heart of the sought-after Lotus River neighbourhood. This property offers an exceptional living experience for families and individuals alike, with ample space to create lasting memories.

LOTUS RIVER R2 395 000 Web Ref No RL23617 • Beds 4 • Baths 3 • Receptions 2 • Garage 1 • Parking 4

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

LOTUS RIVER R2 350 000

A rare find

The open-plan living and dining area flows seamlessly into a modern kitchen, while a self-contained flatlet provides space for guests or rental income. Outdoors, a generous garden and entertainment area offer room for fun and relaxation. With secure parking for five vehicles, this home perfectly balances elegance, functionality, and lifestyle.

Web Ref No RL24671 • Beds 5 • Baths 3 • Receptions 4 • Garage 1 • Parking 5

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

GRASSY PARK R1 795 000

A home to cherish

This stunning freestanding property blends comfort, style, and functionality, featuring spacious living areas, a master en suite, a versatile flatlet, and a serene courtyard. Perfect for families, pet lovers, and those seeking space, tranquillity, and modern convenience.

Web Ref No RL24255 • Beds 4 • Baths 2 • Reception 1 • Garage 1 • Parking 10

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

OTTERY EAST R1 790 000

A homely gem

Discover this stylish home, offering spacious interiors with built-in cupboards and seamless indoor-outdoor living. Featuring a generous backyard for entertaining, four dedicated parking spaces, and enhanced security with burglar bars and gates, it combines comfort, practicality, and peace of mind.

Web Ref No RL24966 • Beds 2 • Baths 2 • Reception 1 • Garage 1 • Parking 3

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

OTTERY EAST R1 695 000

Ideal starter home

Comfort, convenience and charm, ideal for families or those looking to upsize. Featuring a warm, inviting interior, a modern kitchen, a well-appointed bathroom, and secure windows, this home blends style and practicality. Outdoors, enjoy a spacious yard with braai area.

Web Ref No RL24975 • Beds 3 • Bath 1 • Reception 1 • Parking 4

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

SYBRAND PARK R2 950 000

Stylish family living

This beautifully designed, modern, double-storey home offers style, space and functionality. The generous, open-plan living areas flow into a sleek, well-appointed kitchen. Security features throughout the home offer peace of mind and lock-up-and-go ease. A standout property in sought-after Sybrand Park.

Web Ref No RL25119 • Beds 4 • Baths 4 • Receptions 2 • Garages 2 • Parking 1

Shahieda Bardien – 084 152 4845 – shahieda@greeff.co.za
Ilham Cariem – 079 211 8171 – ilham@greeff.co.za

CRAWFORD R1 875 000

A rare opportunity awaits

This prime piece of vacant land is perfectly positioned, offering endless possibilities, whether you're looking to design and build your dream home, or seeking an investment opportunity with incredible potential. Opportunities like this are few and far between.

Web Ref No RL25183 • Land: 410m²

Shahieda Bardien – 084 152 4845 – shahieda@greeff.co.za
Ilham Cariem – 079 211 8171 – ilham@greeff.co.za

RYLANDS R1 695 000

Modern three-bedroomed home

This contemporary home offers stylish and functional living in a sought-after location. The open-plan living area seamlessly connects to a well-fitted kitchen with Caesarstone countertops. This home is perfect for modern living, combining comfort, convenience, and quality finishes.

Web Ref No RL24296 • Beds 3 • Baths 2 • Receptions 2 • Garage 1

Shahieda Bardien – 084 152 4845 – shahieda@greeff.co.za
Ilham Cariem – 079 211 8171 – ilham@greeff.co.za

WYNBERG R1 150 000

Your perfect duplex awaits

Perfectly blending comfort, functionality, and contemporary charm, this stylish, practical duplex is designed for modern living. Featuring a light-filled lounge, open-plan kitchen with built-in appliances, elegant tiling, and airy staircase design. Both bedrooms offer built-in cupboards and natural light.

Web Ref No RL25098 • Beds 2 • Bath 1 • Reception 1 • Parking 1

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

MUIZENBERG R1 100 000

Your opportunity to create

Build your dream family home on this spacious vacant plot, ready for development with water supply. Enjoy three sparkling pools, landscaped parks, and open spaces for play or relaxation. This property offers peace of mind and convenience in a secure, vibrant community.

Web Ref No RL24877 • Land: 305m²

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

COSTA DA GAMA R785 000

Invest in coastal serenity

A rare gem in Capricorn Beach Estate, Muizenberg, this 154m² plot provides the perfect location for your dream coastal home. Set within a secure, well-managed community, with 24-hour manned security, landscape gardens, a communal pool, and pet-friendly spaces, it combines tranquillity with vibrant surroundings.

Web Ref No RL24596 • Land: 154m²

Jordan Beya – 078 346 2995 – jordan@greeff.co.za

THE AUDRIUM
AT LABORIE ESTATE

An intimate 60-seater auditorium designed for conferences, private functions, and exclusive screenings.

WWW.LABORIEESTATE.CO.ZA

In the heart of Laborie Estate, sophistication takes centre stage. Our 60-seater Auditorium offers a world-class setting for conferences, corporate gatherings, and private screenings - where every presentation becomes an experience.

Equipped with a 200-inch Stewart Film screen, Optoma 4K laser projector, and Miller & Kreisel speakers, it delivers crystal-clear visuals and immersive sound.

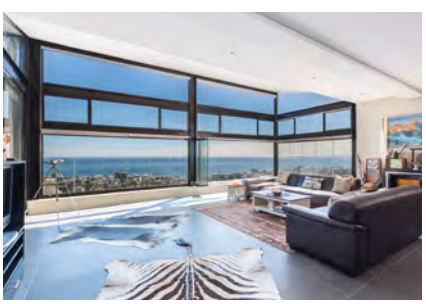
Guests enjoy complimentary Wi-Fi, refreshments, and curated break-time treats, with lunch available at Stoep, Suzanne, or the Champagne Cellar.

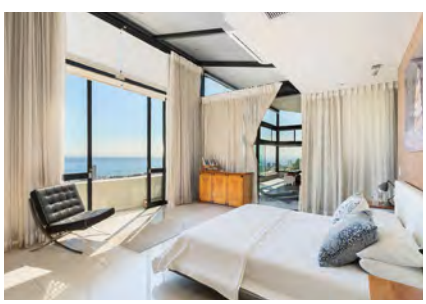
Extend your stay in our luxury Vineyard Suites, where timeless design, vineyard views, and warm hospitality turn business into a complete Laborie experience.

LABORIE

HERITAGE WINE ESTATE

Contemporary luxury





FRESNAYE
R29 950 000

Web Ref No RL25203
Beds 5
Baths 4
Receptions 3
Garages 2
Parking 2
Pool

Set against the iconic backdrop of Fresnaye's mountain slopes, this exceptional residence blends architectural sophistication with warm, liveable design. From sunrise views over the Atlantic to golden-hour cityscapes, this home frames Cape Town's most breathtaking panoramas from nearly every room. Whether you're entertaining in style, enjoying quiet family moments, or seeking the ease of a lock-up-and-go lifestyle, this home offers it all.

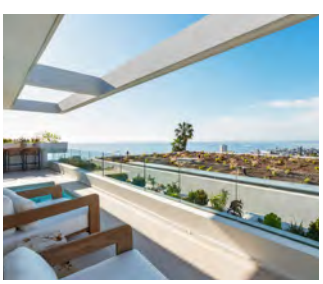
Celeste Pretorius – 063 903 5794 – celeste@greeff.co.za | Michael Maingard – 082 497 7888 – michael@greeff.co.za

Elevated living at Coeur De Lion

Discover Coeur De Lion — a rare synthesis of timeless elegance, contemporary design, and coastal serenity. Nestled in one of the most coveted urban enclaves, this private estate of just eight architecturally curated residences offers an intimate sanctuary where luxury and nature coexist in perfect harmony.

FRESNAYE POA Bedrooms 4 • Baths 4.5 • Receptions 2 • Garages 2 • Parking 2

Celeste Pretorius – 063 903 5794 – celeste@greeff.co.za | Michael Maingard – 082 497 7888 – michael@greeff.co.za



Discover Coeur De Lion

Coeur De Lion exudes an understated sophistication with uninterrupted vistas of the Atlantic Ocean and majestic mountain ranges immersing you in panoramic beauty from sunrise to sunset. Open-plan interiors seamlessly transition into tranquil outdoor living spaces, where a private plunge pool invites moments of quiet indulgence.

FRESNAYE POA Beds 4 • Baths 4.5 • Receptions 2 • Garages 2 • Parking 2

Celeste Pretorius – 063 903 5794 – celeste@greeff.co.za | Michael Maingard – 082 497 7888 – michael@greeff.co.za

COMPLIANCE MADE SIMPLE: MEET YOUR PROPERTY'S NEW BEST FRIEND

With Schmidhauser Group, compliance is more than a tick box, it's peace of mind

In the world of real estate, a beautiful kitchen and ocean view may seal the deal but if your Certificate of Compliance (CoC) isn't valid, your dream sale can quickly become a legal nightmare.

That's where we come in. At Schmidhauser Group, we take the complexity out of compliance with Swiss precision, South African heart, and a team who truly cares about keeping your property safe, legal, and sale-ready.

Why is electrical & plumbing compliance so crucial?

Whether you're a seller prepping for transfer, an agent avoiding fallout, or a buyer wanting peace of mind, compliance is your legal safety net. Here's why it matters:

- Safety First:
  Faulty electrics and plumbing can lead to fires, flooding, or even injuries.
- CoCs protect people—not just paper trails.
- Insurance Cover:
  No compliance, no payout. Many insurers require valid CoCs to honour claims.
- Sales & Transfers:
  An invalid CoC can derail a deal, leave the seller liable, or even result in lawsuits.
- Legal Requirements: South African law is clear—non-compliance isn't just risky, it's illegal.
- Buyer Confidence: A clean, valid CoC gives your buyer one less thing to worry about.

But here's the problem...

Too many "quick-fix" CoCs are being issued by unqualified contractors. In fact, our inspections show that many CoCs are invalid before we even get technical. From poorly installed solar systems to questionable home automation setups, things can go wrong fast—and the consequences can be costly.

Our solution? Independent, approved, unshakable compliance

Schmidhauser Group is an Approved Inspection Authority (AIA) registered with the Department of Employment and Labour and Cape Accredited Electrical Inspection Body (CEAIB). That means when we inspect and issue a CoC, it's legit.

We offer:

- Electrical Inspections & CoCs
- Plumbing Compliance Inspections ˜ Beetle Certifications
- Solar & Alternative Supply System Audits
- Gas & Electric Fence Inspections

All with the precision, transparency, and integrity you'd expect from a Swiss watch—with the warmth and hustle of Cape Town.

THE TEAM

Meet Keegan & Brenda — Your Compliance Team on Speed Dial
Compliance doesn't have to be intimidating. With Keegan and Brenda on your team, it's straightforward, supportive, and even a little fun. (Yes, really!)
Let's Talk (Before the Transfer Date Sneaks Up)

Whether you're a seller, agent, property manager, or just someone who wants their home to be safe and sound, we're just a call or message away.

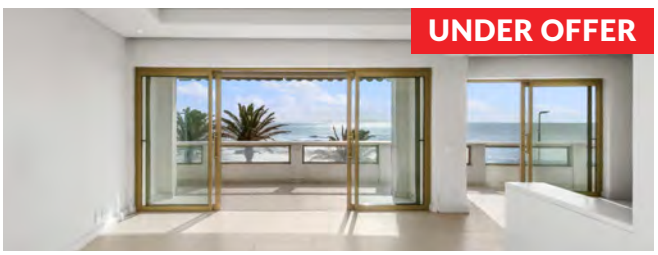
SCHMIDHAUSER
ELECTRICAL | PLUMBING | MARINE | SOLAR | HVAC

Charming homestead haven

Tucked away on a quiet road, this hidden gem offers a rare blend of character, charm, and tranquil living. Styled like a traditional homestead, this property provides a warm and welcoming retreat from the bustle of city life. This is a rare opportunity to own a truly unique and tranquil property in one of Cape Town's most desirable neighbourhoods.

THREE ANCHOR BAY R18 000 000 Web Ref No RL24484 • Beds 3 • Baths 2 • Receptions 2 • Parking 2

Michael Maingard – 082 497 7888 – michael@greeff.co.za

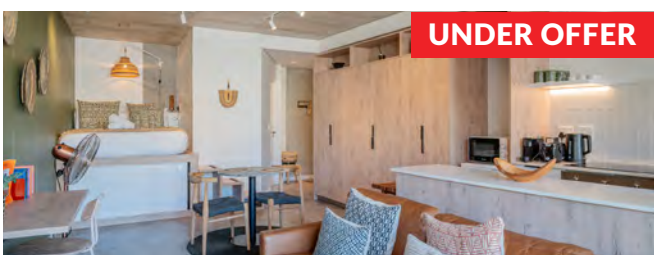


Exquisite beachfront living

Welcome to Lisdale, where luxury meets the ocean's edge, offering an unparalleled lifestyle with panoramic sea views. This remarkable apartment is the embodiment of sophistication and style, thoughtfully designed to perfection.

SEA POINT R11 800 000 Beds 2 • Baths 2 • Receptions 2 • Garages 2

Michael Maingard – 082 497 7888 – michael@greeff.co.za



Modern studio apartment

Discover your stylish urban retreat in this contemporary studio apartment, perfectly positioned within a vibrant new development. Designed with a seamless balance of elegance and practicality. An excellent opportunity for investors or those seeking a chic coastal lifestyle.

SEA POINT R2 495 000 Bed 0.5 • Bath 1 • Reception 1

Michael Maingard – 082 497 7888 – michael@greeff.co.za | Celeste Pretorius – 063 903 5794 – celeste@greeff.co.za

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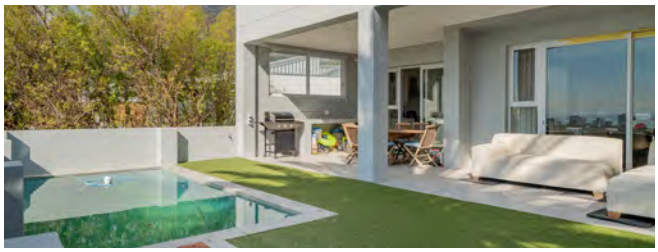


Opportunity with endless potential

This is an incredible opportunity to create a masterpiece. Solidly built with generous proportions and high ceilings, the property offers an exceptional foundation for transformation. Approved renovation plans are already in place, or you can redesign to your own specifications and create a truly remarkable home.

ORANJEZICHT R15 995 000 Web Ref No RL25050 • Beds 3 • Baths 3.5 • Receptions 4 • Parking 4 • Pool

Mercedes Granda – 082 555 2043 – mercedes@greeff.co.za

Home with character and charm

This home in trendy Vredehoek offers character-rich living spaces and a distinctive ambience. The property is pet-friendly, lock-up-and-go, plus Airbnb-friendly, making it a versatile option for various lifestyles. Whether you're seeking your next home or an investment property which is move-in ready.

VREDEHOEK R5 500 000 Beds 3 • Baths 2.5 • Receptions 2 • Parking 1

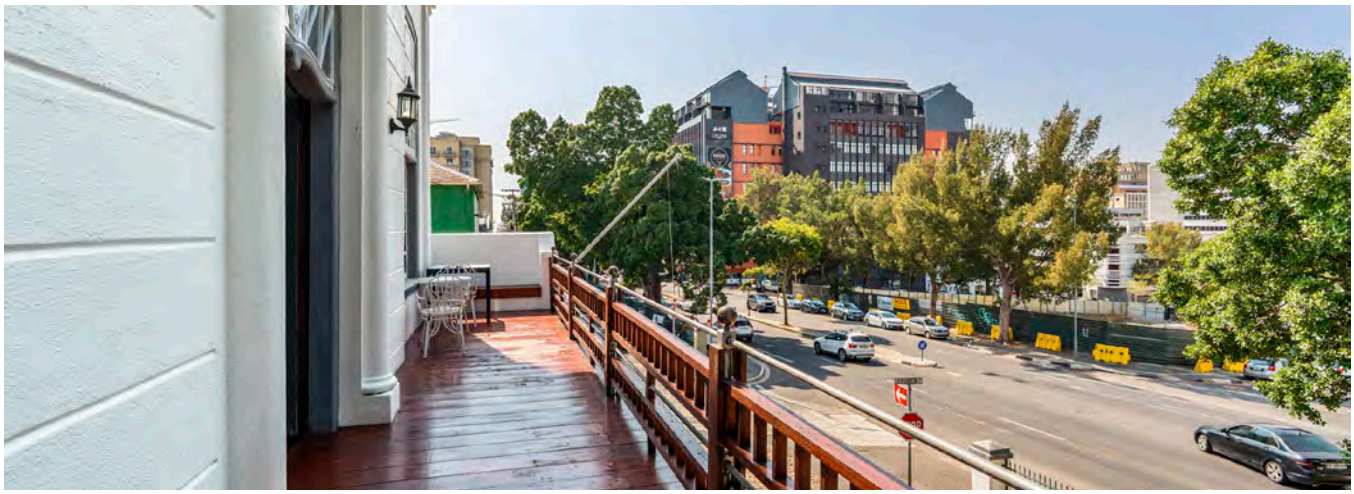
Mercedes Granda – 082 555 2043 – mercedes@greeff.co.za

Sunny with exceptional views

The layout offers a great starting point; well-proportioned bedrooms and a spacious open-plan kitchen and living area flowing seamlessly onto a sunny balcony. From here, enjoy uninterrupted views of Lion's Head, Signal Hill, and the Waterfront – the ideal setting for evening braais or morning coffee.

VREDEHOEK R3 750 000 Beds 2 • Bath 1 • Reception 1 • Garage 1 • Parking 1

Mercedes Granda – 082 555 2043 – mercedes@greeff.co.za

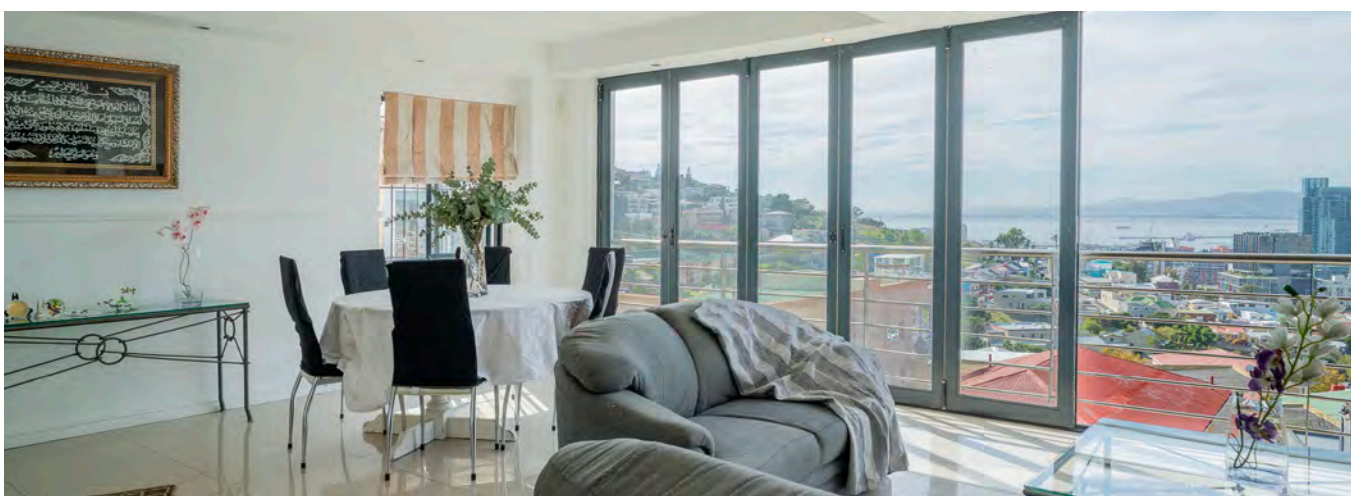


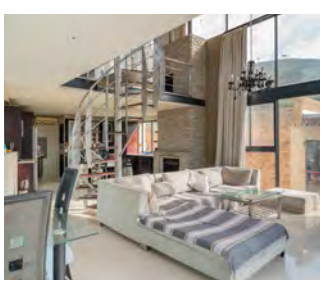
Heritage treasure in the heart of Bo-Kaap

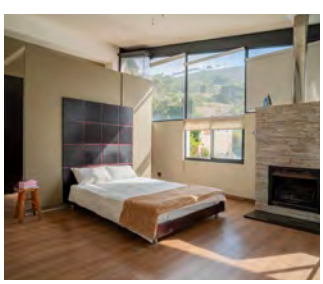
Standing proudly for over two centuries, this exceptional property represents a true piece of Cape Town's history. Every detail of this home tells a story, from the soaring ceilings and original wooden floors, to the spacious, light-filled rooms that have welcomed generations through their doors.

BO-KAAP R15 000 000 Web Ref No RL25188 • Beds 7 • Baths 8 • Receptions 2 • Garage 1 • Parking 3

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za







Endless investment opportunities

This exceptional and unique property offers uninterrupted, panoramic, 360-degree views of Cape Town and Table Mountain. A rare find in the heart of the city's vibrant cultural hub, this property is perfect for a large extended family or as a lucrative investment opportunity.

BO-KAAP R15 000 000 Web Ref No RL24585 • Beds 9 • Baths 5 • Receptions 6 • Garages 2 • Parking 2

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

Elevated spectacular penthouse

Views on August introduces a boutique residential development of just ten exclusive apartments and penthouses. At its crown sits this magnificent duplex penthouse – a rare sanctuary where contemporary design meets iconic Cape Town panoramas.

BO-KAAP R12 995 000 Web Ref No RL25078 • Beds 3 • Baths 3.5 • Reception 1 • Parking 2

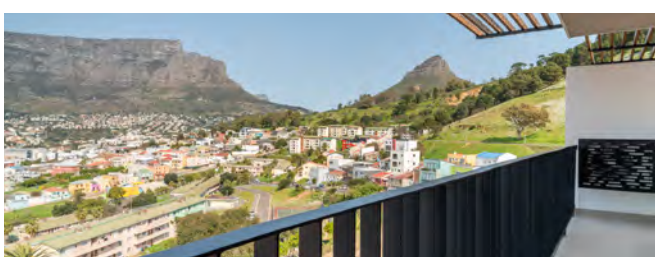
Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

Penthouse deluxe – Views on August

Thoughtfully designed and fully equipped with premium finishes, the penthouse delivers effortless sophistication. An inverter ensures uninterrupted comfort, while two secure undercover parking bays add rare convenience in this sought-after location.

BO-KAAP R11 995 000 Web Ref No RL25076 • Beds 3 • Baths 3.5 • Reception 1 • Parking 2

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

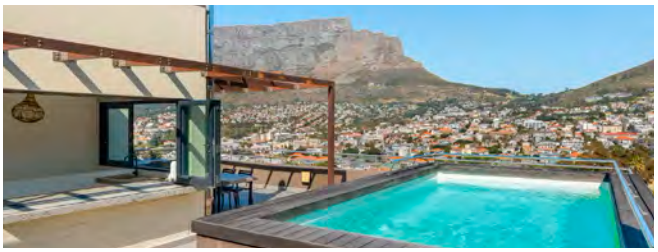


Penthouse living at Views on August

This duplex penthouse redefines elevated living with sweeping panoramic views of Table Mountain, the City Bowl, and glimpses of the harbour and ocean. The architecture blends naturally with the neighbourhood's vibrant character, while interiors pair warm textures with refined finishes.

BO-KAAP R9 995 000 Web Ref No RL25077 • Beds 3 • Baths 3.5 • Reception 1 • Parking 2

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za



Stunning Penthouse in Bo-Kaap

Step into this two-storey penthouse located at FORTY ON L. The apartment has a balcony leading off the main living area, with gorgeous Table Mountain views as well as a private entertainment roof deck with a private pool, an outside kitchen and braai area.

BO-KAAP R8 450 000 Web Ref No RL24261 • Beds 2 • Baths 2 • Receptions 2 • Parking 3

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

Panoramic living in Bo-Kaap

Welcome to Views on August, a boutique residential development in the heart of Bo-Kaap. Unit 4 offers a generous 86m² of internal living space and a spectacular 83m² wraparound balcony, creating the perfect setting for indoor-outdoor living.

BO-KAAP R5 995 000 Web Ref No RL25074 • Beds 2 • Baths 2.5 • Reception 1 • Parking 1

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

Views on August

This unit offers two generously-sized bedrooms, each with built-in cupboards and en suite bathrooms, along with a convenient guest cloakroom. The open-plan kitchen and lounge flow effortlessly onto a balcony – ideal for soaking up the panoramic views.

BO-KAAP R4 995 000 Web Ref No RL25075 • Beds 2 • Baths 2.5 • Reception 1 • Parking 1

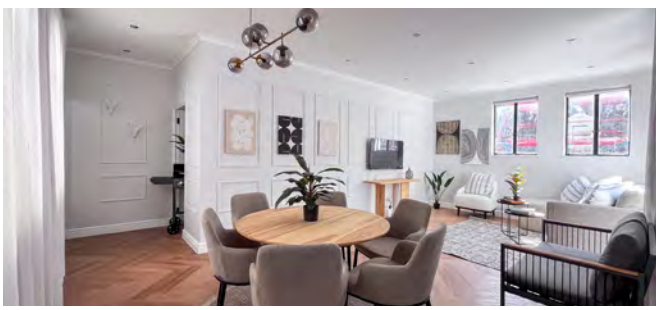
Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

Designer three-bedroomed penthouse

Step into refined luxury with this fully furnished penthouse, where contemporary design meets comfort. Every detail has been carefully curated, from the high-end finishes to the designer furnishings, offering a turnkey home of exceptional quality.

CAPE TOWN CITY CENTRE R12 995 000 Web Ref No RL25266 • Beds 3 • Baths 3 • Receptions 2 • Parking 2

Fadil Sallie – 067 826 8347 – fadil@greeff.co.za | La'eeq Allie – 082 636 4871 – laeeq@greeff.co.za



CAPE TOWN CITY CENTRE R6 950 000

Stylish penthouse

Located in the vibrant City Bowl precinct, this immaculate, fully furnished penthouse offers the perfect balance of luxury and urban convenience. This is your chance to own a sophisticated, move-in-ready penthouse in one of Cape Town's most dynamic and walkable neighbourhoods.

Web Ref No RL24988 • Beds 2 • Baths 2.5 • Reception 1

La'eeq Allie – 082 636 4871 – laeeq@greeff.co.za
Fadil Sallie – 067 826 8347 – fadil@greeff.co.za

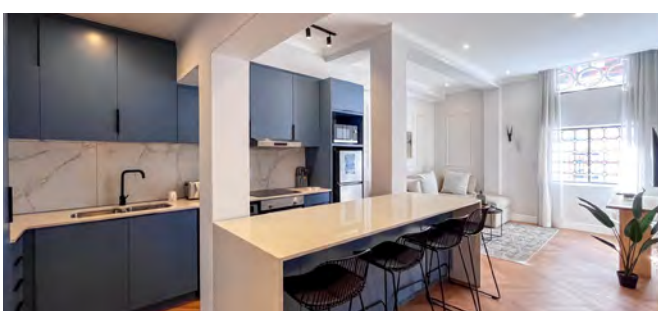
CAPE TOWN CITY CENTRE R4 495 000

Airbnb investor's dream

Stylish and modern finishes elevate the space, making it a sought-after venue for short-term guests. The building features world-class amenities, including a rooftop pool, gym, and bar on the 27th floor – offering panoramic views and unforgettable sunsets.

Web Ref No RL24554 • Bed 1 • Bath 1 • Reception 1 • Parking 1

Fadil Sallie – 067 826 8347 – fadil@greeff.co.za
La'eeq Allie – 082 636 4871 – laeeq@greeff.co.za



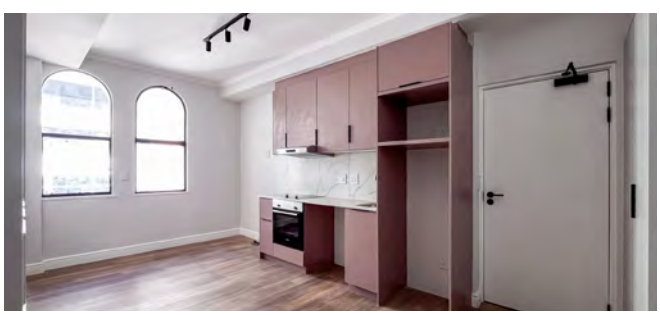
CAPE TOWN CITY CENTRE R3 995 000

Brand-new development

Set within a newly launched boutique development in the heart of Cape Town's City Bowl, this fully-furnished apartment combines functionality with standout design. Ideal for city living or as a prime investment opportunity.

Web Ref No RL24986 • Bed 1 • Bath 1 • Reception 1

La'eeq Allie – 082 636 4871 – laeeq@greeff.co.za
Fadil Sallie – 067 826 8347 – fadil@greeff.co.za



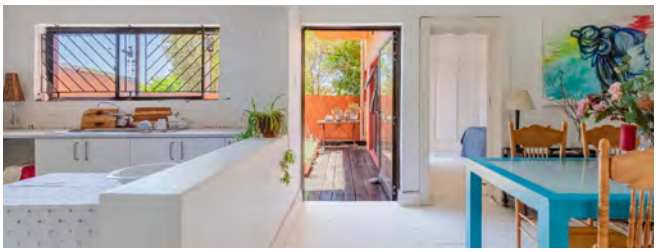
CAPE TOWN CITY CENTRE R1 950 000

Compact, yet beautifully crafted

This never-before-owned studio apartment is an ideal, low-maintenance city base or a savvy investment in a high-demand location, offering a blank canvas for your personal style, whether you're setting up a chic urban hideaway or preparing a top-performing Airbnb.

Web Ref No RL24981 • Bed 0.5 • Bath 1 • Reception 1

La'eeq Allie – 082 636 4871 – laeeq@greeff.co.za
Fadil Sallie – 067 826 8347 – fadil@greeff.co.za

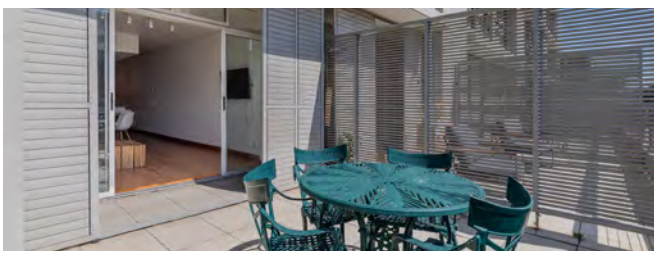


Charming double-storey home

This offering includes six bedrooms, each nicely positioned to afford privacy, but also easy access to the amenities the house provides. This home features a charming private courtyard, a small, covered veranda, aluminium windows and security gates.

WALMER ESTATE R3 495 000 Web Ref No RL24054 • Beds 6 • Baths 3 • Receptions 3

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

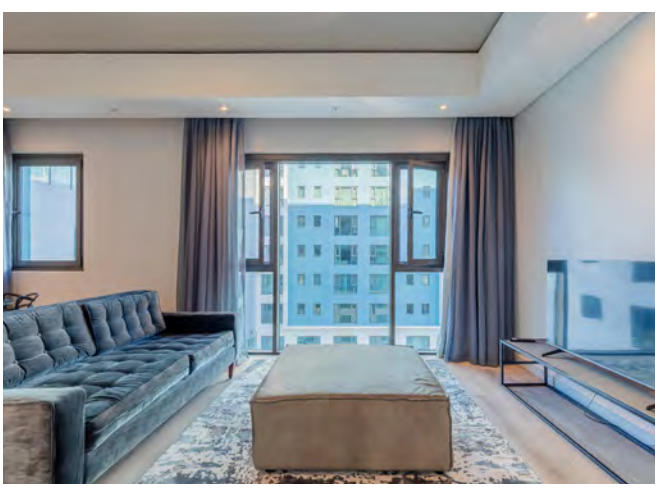


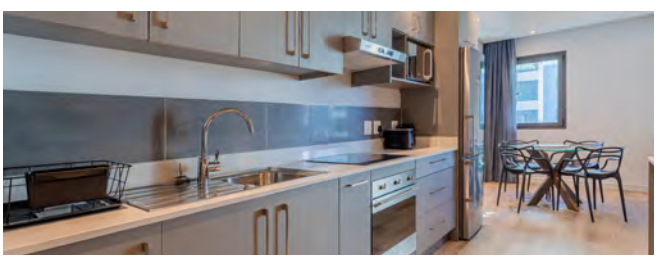
Airbnb-friendly modern apartment

This stunning, one-bedroomed apartment in Harbouredge building is located in the heart of De Waterkant, one of Cape Town's most desirable neighbourhoods. The 63m² apartment offers the perfect combination of comfort and convenience, making it ideal for both short and long-term stays.

DE WATERKANT R2 999 000 Web Ref No RL24207 • Bed 1 • Bath 1 • Reception 1 • Parking 1

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za





Newly renovated apartment

The spacious layout enables you to enjoy a well-designed living space that maximises both comfort and functionality. The apartment boasts high-quality, contemporary finishes throughout, providing a luxurious living experience.

FORESHORE R2 600 000 Web Ref No RL24066 • Bed 1 • Bath 1 • Reception 1 • Parking 1

Shameela Bhagoo – 072 982 8446 – shameela@greeff.co.za

Complete package in vibrant Gardens

Step into stylish city living with this move-in ready, two-bedroomed, two-bathroomed apartment in the sought-after Sloane Square development, a turnkey opportunity in one of Cape Town's most vibrant neighbourhoods. Ideal for Airbnb hosting, short-term rentals, or as a secure lock-up-and-go for frequent travellers.

GARDENS R6 250 000 Web Ref No RL25256 • Beds 2 • Baths 2 • Reception 1 • Parking 1

Fadil Salie – 067 826 8347 – fadil@greeff.co.za | La'eeq Allie – 082 636 4871 – laeeq@greeff.co.za

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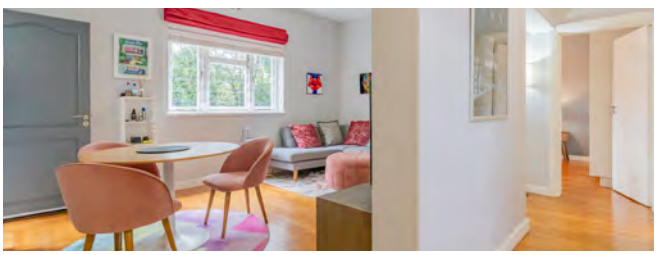

Airbnb-friendly block

Nestled in the serene and well-maintained Nelsons View, this beautifully renovated apartment offers the perfect blend of comfort, style, and flexibility, ideal for both homeowners and investors. Best of all, the building is Airbnb-friendly, making short-term letting a lucrative option.

GARDENS R4 195 000 Web Ref No RL24919 • Beds 2 • Bath 1 • Reception 1 • Parking 1

La'eeq Allie – 82 636 4871 – laeeq@greeff.co.za | Joseph Ottiger – 071 199 0412 – joseph@greeff.co.za

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Blend of old and new

Welcome to this beautiful home tucked away in the heart of Upper Woodstock, a perfect balance of modern finishes and timeless character. As you enter, you're greeted by original wooden flooring that flows throughout the home, setting a warm and inviting tone.

WOODSTOCK R2 250 000 Web Ref No RL24851 • Beds 2 • Bath 1 • Reception 1

La'eeq Allie – 82 636 4871 – laeeq@greeff.co.za | Joseph Ottiger – 071 199 0412 – joseph@greeff.co.za

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CAPE TOWN CITY CENTRE R12 995 000

Penthouse elegance

Experience a new level of sophistication in this fully furnished, three-bedroomed penthouse, designed for those who value modern elegance and effortless living. From the sleek finishes to the bespoke furnishings, every element has been chosen to create a home that is both stylish and functional.

Web Ref No RL25278 • Beds 3 • Baths 2 • Receptions 2 • Parking 2

Fadil Sallie – 067 826 8347 – fadil@greeff.co.za
La'eeq Allie – 082 636 4871 – laeeq@greeff.co.za

OBSERVATORY R2 699 999

New York-style rustic loft

Step into a unique blend of industrial charm and modern sophistication in the vibrant heart of Observatory. Spanning an impressive 103m², this urban sanctuary is perfect for creatives, professionals, or investors seeking a home.

Bed 1 • Baths 2 • Reception 1 • Parking 1

Gafsa Dean – 066 224 9954 – gafsa@greeff.co.za

WOODSTOCK R2 195 000

Harbour-facing apartment

This beautifully appointed two-bedroomed apartment in the sought-after WEX1 development combines modern living with exceptional investment potential. The apartment includes one-bathroom, secure parking and is sold fully furnished, making it a true turnkey opportunity.

Web Ref No RL25030 • Beds 2 • Bath 1 • Reception 1 • Parking 1

Fadil Salie – 067 826 8347 – fadil@greeff.co.za
Kurt Schultz – 083 658 3875 – kurt@greeff.co.za

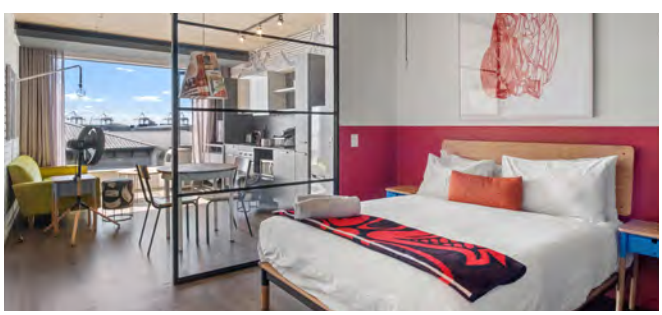
SALT RIVER R1 659 999

Contemporary living and urban style

Step into this stylish, spacious, Airbnb-friendly, studio apartment located in the vibrant heart of Salt River, just five kilometres from the city. This boutique apartment block is a hot spot for savvy investors and professionals alike.

Web Ref No RL25231 • Bed 0.5 • Bath 1 • Reception 1 • Parking 1

Gafsa Dean – 066 224 9954 – gafsa@greeff.co.za



WOODSTOCK R1 550 000

Modern studio apartment

This 42m² apartment in the popular WEX1 development is the perfect choice for investors or first-time buyers. The unit includes secure parking, and comes fully furnished, ready for immediate use or rental.

Web Ref No RL25105 • Bed 0.5 • Bath 1 • Reception 1 • Parking 1

Fadil Salie – 067 826 8347 – fadil@greeff.co.za
Kurt Schultz – 083 658 3875 – kurt@greeff.co.za

WOODSTOCK R1 399 999

Newly refurbished apartment

This beautifully refurbished apartment in the sought-after Church Square development offers modern finishes, plenty of natural light, and excellent sun exposure throughout. Perfectly suited for first-time buyers or investors. Stylish, secure living and convenient private parking in a central city location.

Bed 1 • Bath 1 • Reception 1 • Parking 1

Fadil Salie – 067 826 8347 – fadil@greeff.co.za
Kurt Schultz – 083 658 3875 – kurt@greeff.co.za

Stylish family home with flatlet

Tucked away in a peaceful, family-orientated pocket of Tygerdal, this immaculate home offers space, comfort, and exceptional entertainment features – ideal for families, entertainers, or dual-living setups.

GOODWOOD R4 950 000 Web Ref No RL25317 • Beds 4 • Baths 3.5 • Receptions 2 • Garages 2 • Parking 4 • Pool

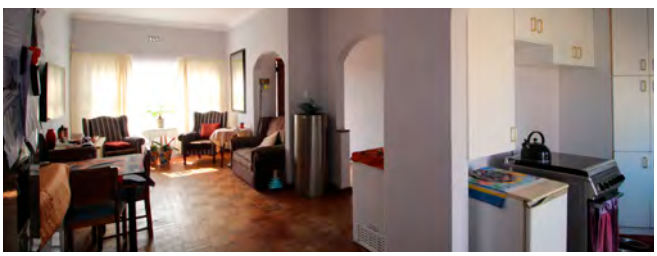
Jay-Jay Beya – 061 380 4331 – jayjay@greeff.co.za | Kurt Schultz – 083 658 3875 – kurt@greeff.co.za

Corner plot house

In the sought-after Churchill Estate, Parow, this well-maintained property offers the perfect blend of comfort and versatility. With a spacious two-bedroomed main house and a separate three-bedroomed flatlet, this property offers endless possibilities.

PAROW R2 650 000 Web Ref No RL25178 • Beds 5 • Baths 2.5 • Receptions 3 • Garages 3 • Parking 6

Jay-Jay Beya – 061 380 4331 – jayjay@greeff.co.za | Kurt Schultz – 083 658 3875 – kurt@greeff.co.za



Home with flatlet and pool

Set on a generous 545m² erf, this well-positioned home offers the perfect balance of comfort and entertainment space. Ideally located in Fairfield Estate, Parow, the property is designed for a blend of family living and relaxed outdoor gatherings.

PAROW R2 395 000 Web Ref No RL25179 • Beds 4 • Baths 2 • Receptions 2 • Garage 1 • Parking 7

Jay-Jay Beya – 061 380 4331 – jayjay@greeff.co.za | Kurt Schultz – 083 658 3875 – kurt@greeff.co.za

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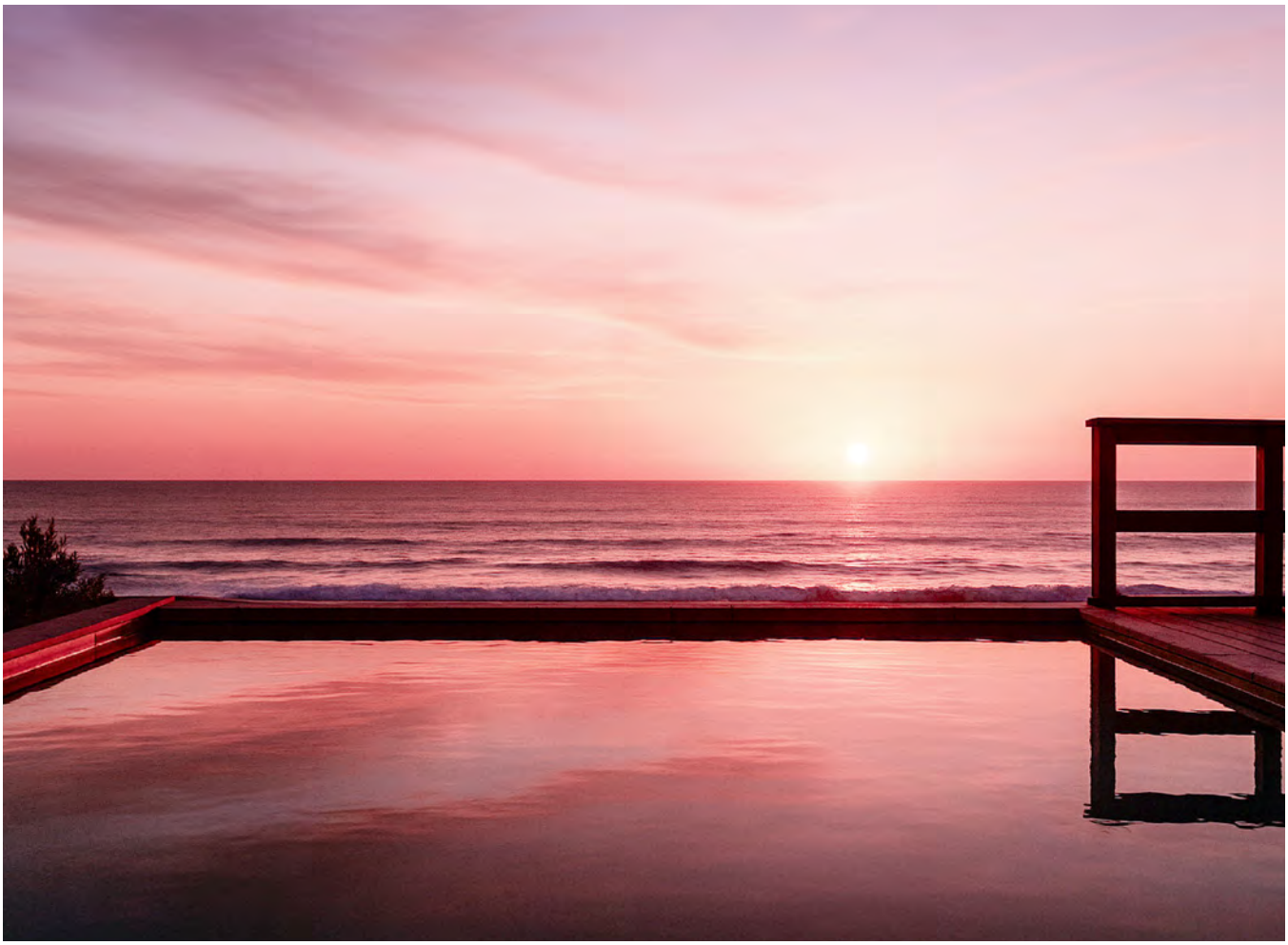
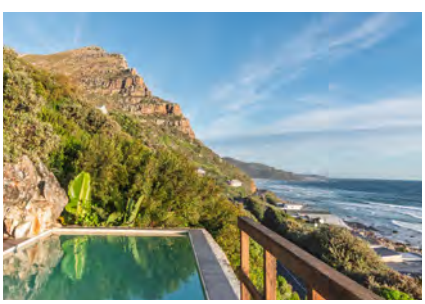
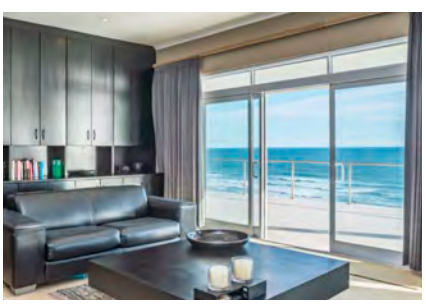
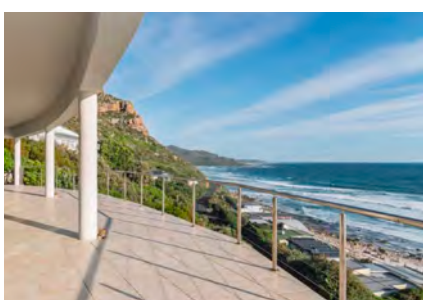


Expansive coastal residence with subdivision potential







SCARBOROUGH
R18 500 000

Web Ref No RL25298
Beds 5
Baths 7
Receptions 5
Parking 4

Set against the mountain slopes, bordering the Table Mountain National Park, and opening out to uninterrupted Atlantic Ocean views, this rare Misty Cliffs residence is just a few steps from a private residential beach. Every detail has been designed with space and natural beauty in mind. Generous living spaces include a grand lounge, formal dining room, TV room and large study, all flowing seamlessly to a wraparound balcony where golden sunsets meet the horizon. An independent one-bedroomed duplex apartment is ideal for extended family, guests, or private rental. Two separate venues are designed for hosting – one with a fully equipped kitchen, the other with a built-in braai, plus a games room and decked pool area with pool house and shower facilities.

Taryn McLullich – 078 347 9977 – taryn@greeff.co.za

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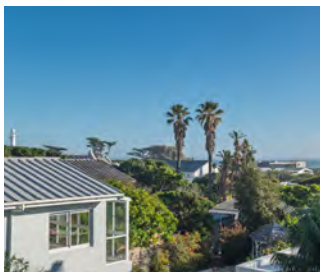

Charming fixer-upper

Just 100m from the sea, this charming Old Kom home sits on a 1 000m² plot with dual street access and subdivision potential, and is perfect for renovators. Just footsteps from surf spots, cafes, and the lighthouse boardwalk. Featuring mature trees, a pool, double garage, and sunset deck with lighthouse views, it's a rare chance to create a unique coastal retreat.

KOMMETJIE R8 300 000 Beds 3 • Baths 2 • Receptions 2 • Garage 1 • Parking 2

Carlien van Wyk – 081 392 7180 – carlien@greeff.co.za | Willi Schalk – 072 211 1753 – willi@greeff.co.za

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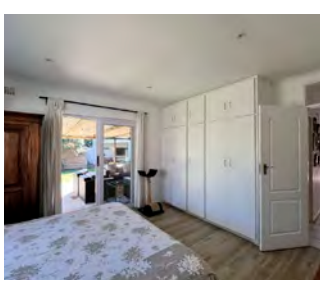

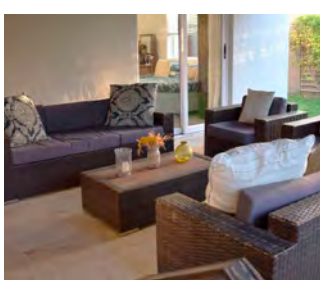

Charming home in quiet cul-de-sac

Nestled in a quiet Kommetjie cul-de-sac just steps from the beach, this four-bedroomed home combines comfort, space and coastal charm. Open-plan living links the kitchen, dining area and lounge, flowing to a sheltered patio and private garden. With generous bedrooms, natural light and easy indoor-outdoor living, it's an ideal retreat offering convenience, tranquillity and a seaside lifestyle.

KOMMETJIE R5 560 000 Beds 4 • Baths 3 • Receptions 3 • Garages 2 • Parking 4

Tallulah Connors – 078 230 9189 – tallulah@greeff.co.za | Taryn McLullich – 078 347 9977 – taryn@greeff.co.za

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Investor's delight

Tucked in a prime Kommetjie location, this charming home offers exceptional potential. With solid bones and a spacious erf, it's perfect for renovators or investors. Stroll to the beach, boardwalk, or village hub. Add your vision and create a standout coastal retreat in one of the area's most loved seaside spots.

KOMMETJIE R4 800 000 Beds 2 • Baths 2 • Reception 1 • Garage 1 • Parking 1

Carlien van Wyk – 081 392 7180 – carlien@greeff.co.za | Willi Schalk – 072 211 1753 – willi@greeff.co.za

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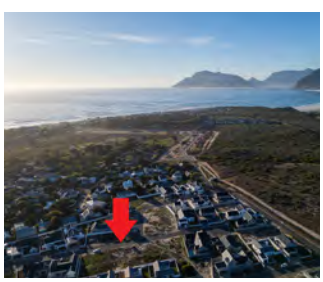

Prime plot in Riverside Village Estate

A rare chance to build your dream home in Kommetjie's Riverside Village Estate. This sunny, north-facing, fully serviced plot is fibre-ready and build-ready. Enjoy modern estate living with security, proximity to beaches, and a strong community. With high demand and cohesive architectural style, it's ideal for a forever home or lifestyle investment with great future value.

KOMMETJIE R1 900 000 Land: 440m²

Tallulah Connors – 078 230 9189 – tallulah@greeff.co.za | Taryn McLullich – 078 347 9977 – taryn@greeff.co.za

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SCAN HERE

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Where it counts

Luxurious, Secure Estate Living in Kommetjie

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GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

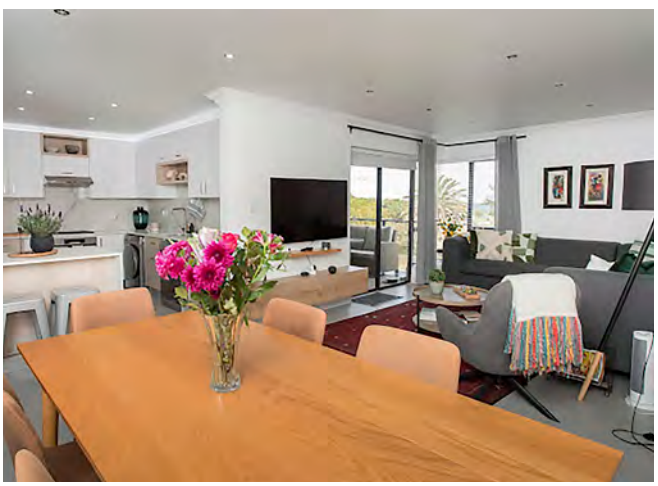
Where it counts

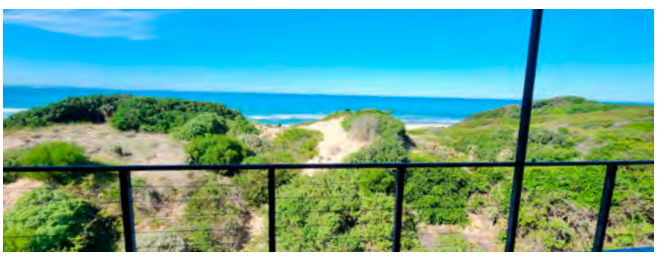
Perfect balance

Tucked away in the heart of sought-after Wavecrest, this beautifully modern home is the perfect blend of comfort, space, and sophistication — ideal for a large or extended family wanting to live together without compromising on privacy or luxury. Set on a generous plot, this residence offers two full homes under one roof. Whether you're catering for grandparents, adult children, or even guests, there's room for everyone here.

JEFFREYS BAY R3 950 000 Web Ref No RL25144 • Beds 5 • Baths 4 • Receptions 4 • Garages 2 • Parking 9

Iliske Nortier – 062 199 5528 – iliska@greeff.co.za | Theuns Nortier – 061 770 6187 – theuns@greeff.co.za





Coastal living

Experience coastal living at its finest in this immaculate and stylish two bedroomed, two-bathroomed, pet-friendly residence. Thoughtfully designed with a bright and airy layout, this elegant unit features a modern, open-plan kitchen, dining, and lounge area seamlessly flowing onto a spacious undercover balcony – the perfect setting for entertaining while soaking up breathtaking sea views. Sale includes all furniture.

JEFFREYS BAY R2 100 000 Beds 2 • Baths 2 • Receptions 2 • Parking 1

Iliske Nortier – 062 199 5528 – iliska@greeff.co.za | Theuns Nortier – 061 770 6187 – theuns@greeff.co.za

Paradise Beach plot

Positioned in the sought-after Paradise Beach area, this vacant stand offers a rare opportunity to build your dream home just 450 meters from the beach. Enjoy a peaceful coastal lifestyle surrounded by pristine fynbos and stunning ocean views. Whether you're looking to build a permanent home or a weekend escape, this stand is the ideal starting point.

JEFFREYS BAY R395 000 Web Ref No RL24957 • Land: 722m²

Iliske Nortier – 062 199 5528 – iliska@greeff.co.za | Theuns Nortier – 061 770 6187 – theuns@greeff.co.za

STBB

Seamless property transfers: *Essential* considerations for foreign and non-resident purchasers

With its competitively priced real estate and sublime landscapes, South Africa remains a popular choice for foreign investors. At STBB, we often handle property transfers involving foreign and non-resident purchasers and sellers. Although there are no legal restrictions on the ownership of immovable property by foreigners or non-residents, potential purchasers should understand various essential considerations to ensure a smooth transaction.

The sale agreement

According to section 2(1) of the Alienation of Land Act, a sale agreement to purchase immovable property must be reduced to writing and signed by both the seller and purchaser – or their duly authorised representatives – to be legally binding. Despite the convenience and common use of electronic signatures, section 4(3)–(4) of the Electronic Communications and Transactions Act confirms that agreements regulating the sale of land may not be signed electronically.

An experienced conveyancing attorney is best-suited to draft and review a watertight sale agreement to minimise the risk of error and ensure a seamless transaction.

Foreign funds

It is permissible for foreign funds to be paid into any nominated bank account in South Africa. Usually, this is the trust account of the conveyancing attorneys. These funds are invested at a favourable interest rate for the non-resident's benefit, provided the conveyancing attorney has been expressly mandated to do so.

When a non-resident transfers funds from a foreign source into a South African bank account to cover the purchase price, a crucial document known as a 'deal receipt' is issued. Importantly, this document must be retained if the purchaser intends to later sell the property and repatriate the proceeds from the subsequent sale.

Mortgage bond requirements

Subject to the various commercial banks' specific requirements, non-residents are generally allowed to borrow up to 50% of the outstanding purchase price of the property locally. However, the initial 50% of the purchase price, as well as transfer duty and conveyancing fees, must be introduced into South Africa from a foreign source.

Transactional costs

Unless otherwise agreed, every purchaser is liable for the payment of transfer duty to SARS (unless VAT is payable by the seller), the conveyancing attorney's fees, any sundry charges, such as Deeds Office fees, and bond registration costs, if applicable.

Remitting funds abroad

Although the South African Reserve Bank firmly enforces Exchange Control Regulations, which restrict the transfer of funds abroad, non-residents are allowed to remit their available proceeds overseas, in accordance with regulatory requirements.

Signature of documents

When signing documents outside of South Africa, all purchasers must comply with certain legal formalities for authentication to ensure that the documentation intended for lodgement at the Deeds Office is legally compliant.

Residency permits

Non-resident purchasers who intend to stay in South Africa long-term are required to apply for a residence permit. Unfortunately, the ownership of property does not guarantee the receipt of a residence permit.

If you or your client is considering investing in property in South Africa, now is the ideal time to consult with an experienced conveyancing attorney to ensure legal compliance and minimise complications.

For expert legal support in all property-related matters, contact STBB today.

Martin Sheard
Director | STBB Claremont
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Inge Johnson
Senior Associate | STBB Claremont
ingej@stbb.co.za | 021 673 4700

stbb.co.za

From smart investment apartments to your dream family home. Hout Bay has it all in this iconic fishing village by the sea.

- Special scenic valley behind the iconic Table Mountain
- Best value on the Atlantic Seaboard

HOUT BAY & LLANDUDNO: Shop C12 Mainstream Mall, Hout Bay, 7806 - 021 790 8410

Luxury meets location

This exquisitely remodelled, single-level home boasts breathtaking mountain and bay views. Nestled in secure Ruyteplaats Estate, it offers privacy with open space on two sides. Light-filled interiors, open-plan living, a family TV room, and a modern kitchen with new appliances. Outdoors, a pristine pool, entertainment area, and barbecue. Solar inverter, double garage, and top security. This turnkey home blends elegance, eco-conscious comfort and great location near beaches, shops, and Cape Town.

HOUT BAY R17 995 000 Web Ref No 3305668 • Beds 3 • Baths 2 • Receptions 2 • Garages 2 • Parking 2

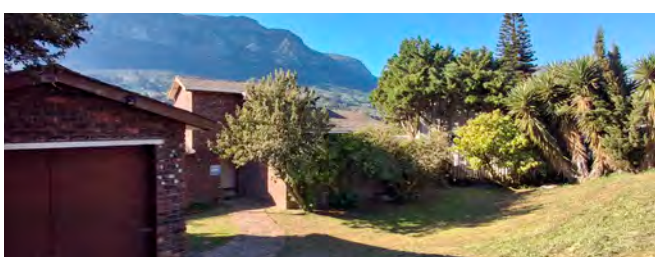
Jennifer Cluver – 082 871 9323 – jennifer@greeff.co.za

Versatile home – endless potential

Set on 2 894m² at the base of Suikerbossie, this double-storey manor combines space, character, and opportunity. The main home offers four bedrooms, three bathrooms, generous living areas, and a fifth en suite with private access. A 72m² studio, designed for yoga or creative use, adds exceptional versatility. Outdoors, enjoy a Jacuzzi, lawn, vegetable garden, and ample parking. This property is perfect for extended family living, business, or investment.

HOUT BAY R8 450 000 Beds 5 • Baths 4 • Receptions 2 • Garages 2 • Parking 6

Lindsay Goodman – 082 638 1758 – lindsay@greeff.co.za



Add your creative touch

Bursting with potential, this low-maintenance, face brick home on 861m² awaits a creative touch. With some TLC, it can be transformed into the perfect starter family home. The generous garden provides ample space for green-fingered enthusiasts to design their dream outdoor space, offering endless possibilities for growth and enjoyment.

HOUT BAY R3 995 000 Web Ref No RL25104 • Beds 3 • Baths 2 • Receptions 2 • Garage 1 • Parking 1

Meryl Butt – 084 922 1016 – meryl@greeff.co.za

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Panoramic views, endless possibilities

MELKBOSSTRAND

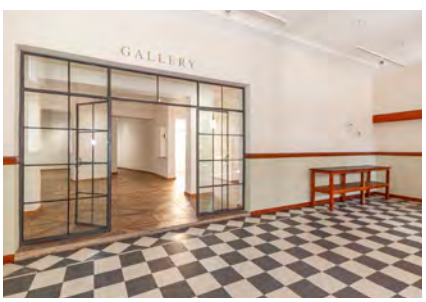
R18 999 000

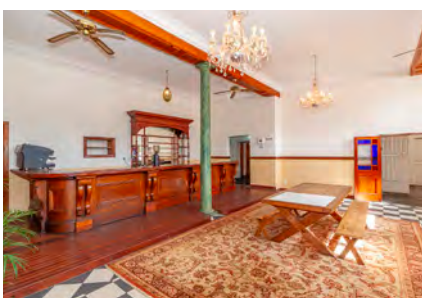
Web Ref No RL24943
Beds 8
Baths 8
Receptions 4
Garages 3
Parking 8

This Van Riebeeckstrand home is just 50 meters from the shore. The double-storey house, on a corner erf in a peaceful street, boasts eight bedrooms with private bathrooms, including a master suite with a private terrace and expansive views. A sunny kitchen, several lounges, a formal dining room, and an integrated bar, plus outside terrace, lapa, braai area, and pool, offer outstanding gathering areas. Ideal for extended families, guesthouse potential, or a custom coastal hideaway. Includes staff accommodation, solar power, and borehole water.

Justyn Ebben – 061 486 0757 – justyn@greeff.co.za | Buff van Westenbrugge – 082 441 3754 – buff@greeff.co.za

Historic heart, lasting value





WOODSTOCK
R16 990 000
Web Ref No CL2508
Industrial/commercial

Step into an historic masterpiece of original Cape Town architecture. Once the grand Altona Hotel (est. 1901), this double-storey heritage landmark has been meticulously restored, honouring original features such as moulded ceilings, fireplaces, and polished Yellowwood floors, while layering in modern upgrades, including imported Italian tiles and contemporary security systems. With multiple entrances, a serene Italian-style courtyard, and carefully curated spaces, the building is a vibrant hub for artists, wellness practitioners, galleries, and creative enterprises – a living testament to Woodstock's eclectic spirit.

Tash Krauss – 072 080 9144 – tash@greeff.co.za | Chivonne Biljon – 067 172 7479 – chivonne@greeff.co.za

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Dual living, or double income

This vibrant home near Protea Heights Academy and Bastion Primary offers Mexican-inspired finishes, indoor-outdoor flow, sparkling pool, and a private garden. Enjoy a gourmet kitchen with hand-painted tiles, an indoor braai, flatlet, four garages, solar backup, and top security. A true lifestyle home with space, style and comfort all in one.

BRACKENFELL R3 875 000 Beds 5 • Baths 2 • Receptions 3 • Garages 4

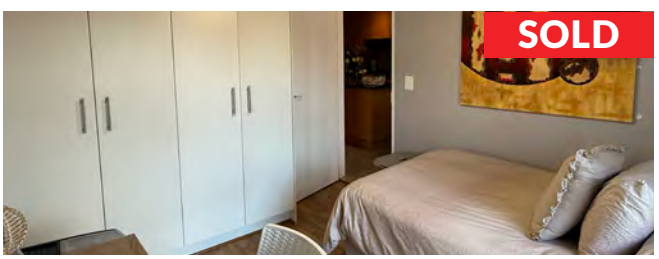
Liza Botha – 082 321 1451 – liza@greeff.co.za

Stunning home in secure estate

This home offers light-filled, open-plan living, with a functional kitchen and spacious bedrooms, including a master bedroom en suite. The terraced garden with lush greenery and breathtaking Boland Mountain views creates a tranquil outdoor retreat. A double garage with automated doors adds convenience, while the secure, gated complex ensures privacy and peace of mind. Close to schools, shops, and recreational facilities, this property is the perfect blend of comfort, lifestyle, and location.

WELGEMOED R3 100 000 Beds 3 • Baths 2 • Receptions 2 • Garages 2

Anneke van Rooyen – 082 484 8142 – anneke@greeff.co.za



Stunning apartment

In the heart of central Durbanville, this modern apartment combines stylish open-plan living with high-end finishes and a private balcony. The sleek kitchen boasts granite countertops, a gas stove, and ample storage, while bedrooms include built-in cupboards and laminate flooring. Safety gates, burglar bars, and two secure undercover parking bays ensure peace of mind. Walking distance to shops, restaurants, schools, and Medi Clinic, with wine farms and cycling trails just minutes away.

DURBANVILLE CENTRAL R1 420 000 Beds 2 • Bath 1 • Reception 1 • Parking 1

Corne Vallun – 082 318 6537 – corne.vallun@greeff.co.za

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GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

Timeless manor in Franschhoek – refined country living

FRANSCHHOEK

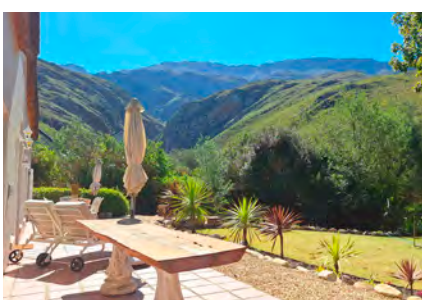
POA

Web Ref No RL21576
Beds 10
Baths 11
Receptions 3
Garages 3
Parking 4

This secure and secluded 1ha property located close to the village on a private road offers an unrivalled position in the Franschhoek Valley. The property boasts two standalone homes, a separate studio, stables, lunging ring and arena. The main house features stunning contemporary design, with a sweeping staircase, large reception rooms, splendid views, three excellent bedrooms, a champagne cellar, fantastic entertainer's kitchen, as well as a study. The second home comprises five bedrooms and offers a tranquil farmhouse retreat for guests, with a wraparound veranda boasting views of the Franschhoek valley, while the pool area incorporates a built-in braai. This property is currently rented out on a short-term, self-catering basis, which yields a healthy income annually.

Guy Healey – 082 263 7320 – guy@greeff.co.za | Tania Van Deemter – 076 726 2873 – tania@greeff.co.za

Country village heaven



GREYTON
R13 000 000

Web Ref No RL25226
Beds 5
Baths 4
Receptions 3
Garages 2
Parking 4

Greyton, only 130km from Cape Town, is an historic, quaint and tranquil village at the foot of the Riviersonderend mountains. This exceptional property nestles in a cul-de-sac in the most secluded corner of the village, bordering the Greyton Nature Reserve, Noupoortkloof River and gorge. With its own stream, direct access to trails, waterfalls and wilderness, it is within strolling distance of the village centre. The naturally landscaped 3 057m² erf, with stream, lawns, established oaks, dams and irrigation systems, hosts a 722m² Cape Dutch, thatched, double-storey homestead, offering endless living, entertainment, office, and/or B&B, as well as rental options. Sustainably designed, with solar power, pristine natural water supply, irrigated gardens, security, air-fibre internet, outdoor leisure spaces and optional furnishings.

Beverley Blumberg – 082 390 6072 – beverley@greeff.co.za | Monique Hess – 082 424 5035 – monique@greeff.co.za

Build your heart's desire

Two exceptional vacant plots offer breathtaking, uninterrupted views of False Bay, the Hottentots-Holland mountain range, and the picturesque Helderberg surroundings, with spectacular sunrises, and an everchanging seascape stretching from Cape Point to Table Mountain. Whether you dream of building a luxury mountainside retreat or a multi-dwelling development, this prime location provides an unparalleled opportunity.

GORDONS BAY R3 650 000 Web Ref No RL24203 • Land: 1 371m²

James Botha – 082 789 3300 – james@greeff.co.za

A dream realised

This 1 050m² blank canvas erf offers a once-in-a-lifetime opportunity to build your dream mountainside home. With its sloping terrain it offers the potential of an elevated home to capture the panoramic ocean and mountain views. Centrally located, residentially zoned, with full municipality services available, this land offers coastal serenity, and the potential to realise your ideal home.

GORDONS BAY R1 950 000 Web Ref No RL25200 • Land: 1 050m²

Liza Hull – 064 904 5339 – lizahull@greeff.co.za | Louelle Lubbe – 083 309 4367 – louelle@greeff.co.za

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Your dream family home

Your dream home can now become a reality at an unbeatable price. This 341m² erf, with its central location, is the perfect spot upon which to build your ideal family home. Close to shops and schools, there is also a lovely view of the Helderberg, Gordon's Bay and the ocean stretching onwards to the horizon.

GORDONS BAY R949 000 Web Ref No RL24998 • Land: 341m²

Liza Hull – 064 904 5339 – lizahull@greeff.co.za | Louelle Lubbe – 083 309 4367 – louelle@greeff.co.za

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Luxury guest house and conference venue

WELLINGTON
R15 500 000

Web Ref No CL2516
Beds 13
Baths 13
Reception 1
Parking 25

Presenting an exceptional opportunity to own this thriving luxury guest house and conference venue, perfectly positioned at the base of the iconic Bain's Kloof Pass. With panoramic views of the surrounding mountains, lush vineyards, and fertile farmland of the historic Wamakersvallei, this property combines modern elegance with timeless country charm. This turnkey offering combines spectacular natural beauty, exceptional facilities, and a proven business model, making it an outstanding investment in the heart of the Cape Winelands. Don't miss this rare opportunity to own a premier hospitality destination in one of South Africa's most sought-after regions.

Francois Schlemmert – 082 441 6031 – francois@greeff.co.za

SOMERSET WEST R19 950 000

Exquisite luxury

Magnificent home in secure Mount Rhodes Estate, offering panoramic sea and mountain views. Designed for refined living with a gourmet kitchen, multiple lounges, heated pool, and grand entertainment level showcasing a handcrafted bar. Features include fireplaces, borehole, 50kVA generator, and top-tier security.

Web Ref No RL21541 • Beds 5 • Baths 5.5 • Receptions 5 • Garages 4 • Parking 1

Len Gordon – 082 497 5873 – len@greeff.co.za
Nora Annandale – 072 375 7668 – nora@greeff.co.za

SOMERSET WEST R5 800 000

Views in Monte Sereno

Open-plan living with fireplace, seamless flow to a wooden deck, and sweeping views of sunsets and the ocean. The spacious main en suite includes an office nook, while extras feature domestic accommodation, double garage with workspace, air-conditioning, and excellent security.

Web Ref No 4501887 • Beds 3 • Baths 2 • Receptions 3 • Garages 2 • Parking 2

Loretta Diab – 082 416 6982 – loretta@greeff.co.za
Donné Jacobs – 084 448 4446 – donne@greeff.co.za

SOMERSET WEST R5 300 000

Tranquil country living

Experience the charm of Tre Donne Country Estate with this home on a 3 200m² plot. Spacious interiors, flexible living options, and seamless indoor-outdoor flow complement mountain and sea views. A pool, courtyards, and secure estate living create the perfect family retreat just minutes from Somerset West amenities.

Web Ref No RL25186 • Beds 5 • Baths 2 • Receptions 2 • Garages 2 • Parking 4

Bhavinee Siepman – 082 797 6233 – bhavinee@greeff.co.za

SOMERSET WEST R5 250 000

Family home with income opportunity

Well-maintained home offers sunny living areas, open-plan kitchen with built-in braai, and seamless flow to patio and pool. The self-contained flatlet, with separate entrance, is ideal for rental income or multi-generational living. Extras: solar, inverter, water tanks, air-conditioning, and mountain views.

Web Ref No RL24181 • Beds 3 • Baths 2 • Receptions 2 • Garages 2 • Parking 4

Althea Heneke – 083 474 1354 – althea@greeff.co.za

SOMERSET WEST R4 850 000

Secure lifestyle

New double-storey home in secure lifestyle estate. Four en suite bedrooms, main with a dressing room and balcony views of Table Mountain and the ocean. Open-plan living, chef's kitchen with spacious scullery, built-in braai, garage, and rare parking for four vehicles.

Web Ref No RL25185 • Beds 4 • Baths 4.5 • Receptions 2 • Garage 1 • Parking 4

Joanie Ludik – 067 015 7022 – joanie@greeff.co.za

SOMERSET WEST R4 000 000

Charm with comfort

Character-filled, two-bedroomed home in Steynsrust, with farm-style kitchen, French doors to mountain-view patio, and solar-heated pool. Includes a spacious upstairs flatlet for guests or rental, plus studio, double garage, and garden. Conveniently near Somerset College, Stellenbosch, and Cape Town. A versatile property with charm, space, and income potential.

Web Ref No RL25306 • Beds 3 • Baths 3 • Receptions 4 • Garages 2 • Parking 2

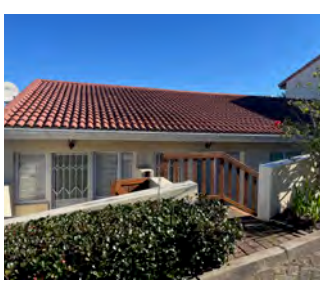
Len Gordon – 082 497 5873 – len@greeff.co.za
Nora Annandale – 072 375 7668 – nora@greeff.co.za

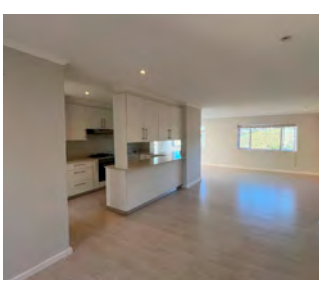
Chic 978m² corner property

Located in the most sought-after part of McGregor village, this light-filled and elegantly appointed home boasts four luxurious double bedrooms, each with its own en suite bathroom. Perfect for entertaining, the spacious dining room and cosy lounge, with a feature fireplace, flow seamlessly onto a covered patio and built-in braai area. Adjacent to the dining area is a versatile space that can serve as a TV lounge or private study. The open-plan kitchen is plumbed for both a dishwasher and washing machine, and connects conveniently to the dining area.

MCGREGOR R4 300 000 Web Ref No 5750691 • Beds 4 • Baths 4 • Receptions 3 • Parking 4

Caro Hodges – 083 265 2258 – caro@greeff.co.za





Views, elegance, tranquillity

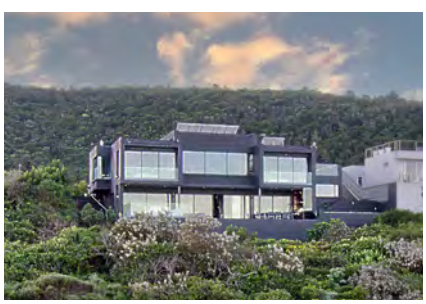
This light-filled townhouse is perfectly positioned in an exclusive Knysna complex of just 24 units. The open-plan living and dining area flows effortlessly onto a spacious deck with breathtaking views of the Knysna Lagoon and Pledge Nature Reserve. A well-designed kitchen with separate laundry and scullery leads to a private courtyard, while the serene main bedroom enjoys beautiful views and a full bathroom. Additional features include a secluded courtyard garden, versatile under-house space, single automated garage with storeroom, and extra parking. Within walking distance of shops, restaurants, and schools.

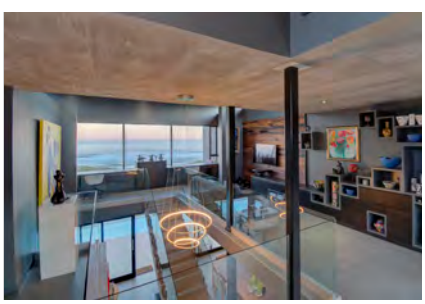
KNYSNA R2 495 000 Web Ref No RL25215 • Beds 2 • Baths 2 • Receptions 2 • Garage 1 • Parking 1

Jacqui Mitchell – 073 390 8214 – jacqui@greeff.co.za

GREEFF | CHRISTIE'S INTERNATIONAL REAL ESTATE

A lavish beachfront home





PLETTENBERG BAY
R29 500 000

Web Ref No RL24713
Beds 4
Baths 3.5
Receptions 4
Garages 3
Parking 3

This architect-designed contemporary home boasts 180-degree uninterrupted ocean views from every room. Features include: direct private boardwalk access to Keurbooms Beach, a pool with panoramic sea views and an expansive entertainment terrace with built-in braai and gas fire feature. The open-plan kitchen, with integrated Miele appliances, leads to a scullery and laundry. A self-contained flatlet with ocean views is ideal for guests or extended family. Work from home in a sea-facing study or garden studio. The triple interleading garage has high clearance, built-in cupboards, and direct access. Solar panels with 10kVA inverter, 5 x 5 000L rainwater tanks with rooftop collection and supplementary roof tank, and a 285L heat pump add to energy saving. Internal camera system and full alarm, plus access-controlled estate security.

Mandy Smith – 072 151 1458 – mandy@greeff.co.za

Luxurious living for family & friends

A peaceful retreat conveniently close to schools and the newly developed shopping malls. Nature lovers will delight in the nearby hiking and biking trails, enhancing the appeal of this exceptional location – perfectly designed for families, including a granny flatlet, and space for friends. Spread across multiple levels, the lower floor showcases expansive open-plan living areas, ideal for entertaining. Every bedroom offers an ocean view. Beneath the house, there is a water storage tank and pump, complemented by solar energy for sustainable living. Security features include an alarm system and an electric fence.

PLETTENBERG BAY R13 850 000 Web Ref No RL24390 • Beds 6 • Baths 6.5 • Receptions 3 • Garages 2 • Parking 3

Mandy Smith – 072 151 1458 – mandy@greeff.co.za

Rarely found exceptional opportunity

Nestled along a tranquil road, this expansive residence epitomises luxury and lifestyle. This rare treasure, located in the coveted Whale Rock area, is thoughtfully designed for comfortable family living and seamless entertaining. Featuring five generously proportioned bedrooms and five bathrooms, this home boasts inviting open-plan living and dining spaces effortlessly flowing into outdoor entertainment areas – ideal for al fresco dining and enjoying the lush garden. Properties of this magnitude and quality are a rare find in Plettenberg Bay. Seize the opportunity to make this extraordinary residence your family's forever home.

PLETTENBERG BAY R9 990 000 Web Ref No RL25272 • Beds 5 • Baths 5 • Receptions 3 • Garages 2 • Parking 5 • Pool

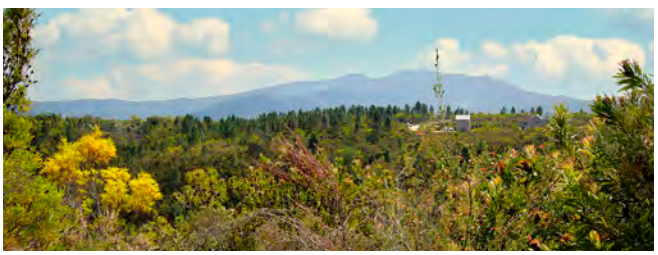
Mandy Smith – 072 151 1458 – mandy@greeff.co.za

A sanctuary where memories blossom

A spacious, loving home boasting mountain and ocean views where echoes of laughter resonate through happy times around the dining table, the pool or one of the comfortable lounges.

PLETTENBERG BAY R6 450 000 Web Ref No RL25138 • Beds 4 • Baths 2.5 • Receptions 3 • Garages 2 • Parking 6

Mandy Smith – 072 151 1458 – mandy@greeff.co.za



Vacant land available in the crags – 4.4ha

A rare opportunity to realise your dream of building a home in the serene countryside, surrounded by majestic mountain views, where eagles soar at eye level. The perfect balance of tranquillity and a connection to nature.

PLETTENBERG BAY R3 990 000 Web Ref No RL25198 • Land: 4.4ha

Mandy Smith – 072 151 1458 – mandy@greeff.co.za

Dual-purpose living opportunity

Exceptional mixed-use property with a three-bedroomed home, a two-bedroomed cottage and a flatlet. Enjoy the charming home with spacious living areas, cosy fireplaces and large gardens. This is a great opportunity to expand an already thriving, income-generating, accommodation business in the country.

STORMS RIVER R3 490 000 Beds 4 • Baths 3 • Receptions 5 • Garage 1 • Parking 6

Mandy Smith – 072 151 1458 – mandy@greeff.co.za

A fabulous retirement home

A warm brick home facing the dam where the views are soothing and wonderful. Comfortable and elegant, this residence offers a harmonious blend of modern living in safe, peaceful surroundings.

PLETTENBERG BAY R2 990 000 Web Ref No RL24329 • Beds 2 • Baths 2 • Receptions 2 • Garage 1 • Parking 1

Mandy Smith – 072 151 1458 – mandy@greeff.co.za

Magnificent ocean and mountain views

This is one of the last rare opportunities to secure an extraordinary parcel of land. This stunning property is elevated, boasting spectacular vistas that stretch across the ocean. Witness stunning sunrises and playful antics of dolphins and whales whilst sipping a cup of coffee.

PLETTENBERG BAY R2 500 000 Web Ref No RL25220 • 789m² Vacant land

Mandy Smith – 072 151 1458 – mandy@greeff.co.za

Your dream retirement home

A delightful cottage in the heart of a safe sanctuary. Ideally suited for a couple or single person seeking a cosy but spacious home. The gardens are a peaceful sanctuary abounding with bird life afforded by the natural pond and large trees. Open plan with a large patio and interleading garage.

PLETTENBERG BAY R2 400 000 Web Ref No RL25246 • Beds 2 • Baths 2 • Reception 1 • Garage 1

Mandy Smith – 072 151 1458 – mandy@greeff.co.za

TULBAGH R20 000 000

Château of the valley

Secluded within the awe-inspiring embrace of the Obiqua, Saronsberg, and Winterhoek mountain ranges, this 53ha gentleman's estate epitomises refined country living. A sophisticated sanctuary, this exclusive, magnificent, lifestyle farm seamlessly blends impeccable European craftsmanship and bespoke architectural details.

Web Ref No RL24191 • Beds 4 • Baths 5 • Receptions 3 • Garages 3 • Parking 8

Stephen Daniels – 063 772 9856 – stephen@greeff.co.za

YZERFONTEIN R16 950 000

Private nature reserve living

Experience coastal living at its finest in this remarkable four-bedroomed property, designed for luxurious comfort and breathtaking views. Nestled within the prestigious Jakkalsfontein Nature Reserve, this home offers an unparalleled lifestyle, surrounded by nature, with access to private amenities.

Web Ref No RL23833 • Beds 4 • Baths 4.5 • Receptions 6 • Garage 3 • Parking 3

Stephen Daniels – 063 772 9856 – stephen@greeff.co.za

YZERFONTEIN R13 000 000

Tygerfontein Coast Nature Reserve

Set within the protected landscapes of the Tygerfontein Coast Private Nature Reserve, this charming, thatch-roofed home offers a rare opportunity to embrace quiet coastal living in harmony with nature, surrounded by fynbos and panoramic ocean views.

Web Ref No RL24691 • Beds 3 • Baths 3.5 • Receptions 2 • Parking 2

Stephen Daniels – 063 772 9856 – stephen@greeff.co.za

RIEBEEK WEST R4 995 000

Mountain and vineyard views

Tucked away in a quiet cul-de-sac, this beautiful home boasts uninterrupted views across the Swartland mountain ranges, surrounded by vineyards. A rare find for those seeking a country lifestyle. Includes a covered entertainment deck.

Web Ref No RL24956 • Beds 4 • Baths 2 • Receptions 2 • Garage 1 • Parking 4

Theo Daniels – 066 223 3830 – theo@greeff.co.za

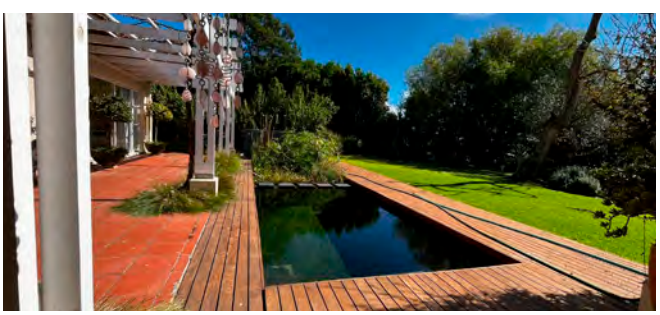
RIEBEEK KASTEEL R4 900 000

Double-plot garden sanctuary

Tucked away in one of Riebeek Kasteel's most charming neighbourhood pockets, this rare gem with a Jacuzzi, offers sweeping views of both the Kasteelberg and Witzenberg Mountain ranges, all set within a magical double plot – ideal for country life.

Web Ref No RL24848 • Beds 3 • Baths 3 • Receptions 2 • Parking 5

Stephen Daniels – 063 772 9856 – stephen@greeff.co.za



ONGEGUND VILLAGE R4 700 000

Elevated elegance in Ongegund

The home is thoughtfully designed with a seamless flow from the bespoke kitchen through the dining area and into the huge lounge, where a wood-burning fireplace provides warmth and atmosphere. Modern conveniences include an inverter and backup system.

Web Ref No RL25116 • Beds 4 • Baths 2 • Receptions 2 • Garages 2 • Parking 4

Stephen Daniels – 063 772 9856 – stephen@greeff.co.za

Boutique hotel and spa investment

Own the renowned 20-bedroom Langebaan Boutique Hotel and Spa, an award-worthy gem on the West Coast. This fully operational hospitality retreat offers 12 luxury en suite suites, seven additional guest rooms, two fine dining restaurants, a stylish bar, and serene lounges. Guests enjoy a tranquil spa, 14m pool, sun deck, and braai boma under the stars. Sold as a going concern with all furnishings, equipment, and strong clientele base.

LANGEBAAN R29 950 000 Web Ref No RL24801 • Beds 20 • Baths 25 • Receptions 4 • Parking 50

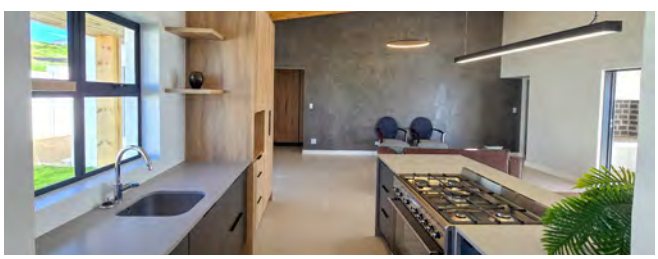
Milya van Heerden – 072 745 7917 – milya@greeff.co.za

Lagoon view luxury living

This exquisite home blends luxury, comfort, and breathtaking lagoon views. Designed for both family living and entertaining, it features open-plan living areas, a modern kitchen, study, and versatile guest suite. Outdoors, enjoy a sparkling overflow pool, manicured garden, and covered patio. Security is top-notch with CCTV, electric fencing, and automated gates. Extras include a double garage, man cave with walk-in safe, laundry, and JoJo tanks. Minutes from the beach.

LANGEBAAN R5 500 000 Web Ref No RL25252 • Beds 4 • Baths 3 • Receptions 2 • Garages 2 • Parking 10

Milya van Heerden – 072 745 7917 – milya@greeff.co.za



Furnished sea-facing escape

Experience effortless coastal living in this fully furnished home in sought-after St Helena Views estate. Elevated with sweeping Atlantic views, airy, open-plan living, a modern SMEG-fitted kitchen, and seamless indoor-outdoor flow with built-in braai. Energy independence with 12 solar panels, inverter, batteries, generator, and a water tank. Secure, fibre-ready, and pet-friendly. An ideal permanent residence, holiday retreat, or investment with excellent rental potential. A rare turnkey escape with no Transfer Duty.

LANGEBAAN R3 492 000 Web Ref No RL25130 • Beds 3 • Baths 2 • Receptions 2 • Garage 1 • Parking 2

Milya van Heerden – 072 745 7917 – milya@greeff.co.za

Relax in the Heart of Nature

The child-friendly Houw Hoek Hotel is situated in the heart of the Kogelberg Nature Reserve, a leisurely 80 km from Cape Town. Our restaurants serve delicious à la carte meals and our comfortably appointed rooms all offer an en-suite bathroom, 16-channel DStv and free WiFi. Enjoy our old-world charm, warm hospitality and tranquil surroundings.

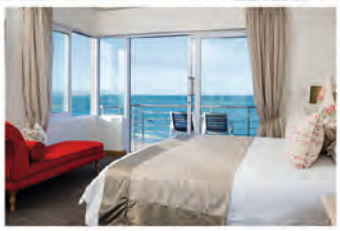
Est.1779

HOUW HOEK HOTEL

★★★

Book Now: Tel 028 284 9646 • info@houwhoek.com • www.houwhoekhotel.com

Your Family Getaway at the Seaside



The luxurious 4-star Arniston Spa Hotel is a leisurely 2-hour drive from Cape Town and is known as one of the world's great getaways.
Come and rejuvenate yourself in our wellness spa, savour excellent cuisine and explore the magic of our pristine coastline and child-friendly beaches. Spoil yourself and let seductive Arniston leave you relaxed and happy.

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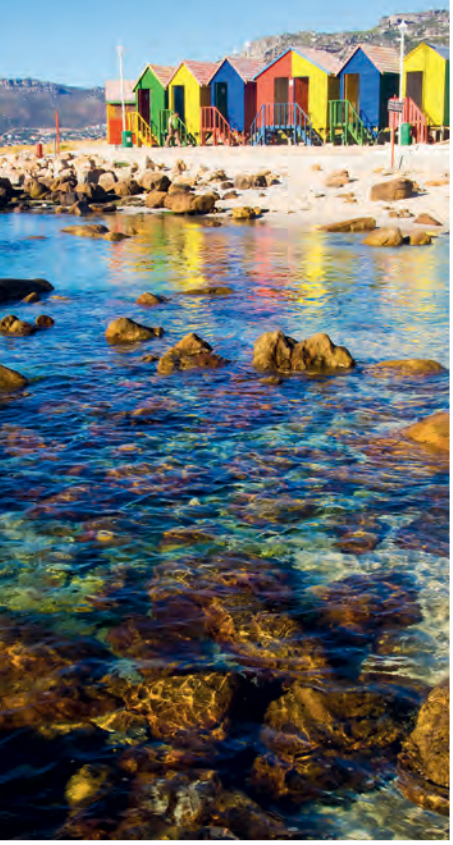
Book Now: Tel 028 445 9000 • info@arnistonhotel.com • www.arnistonhotel.com



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