



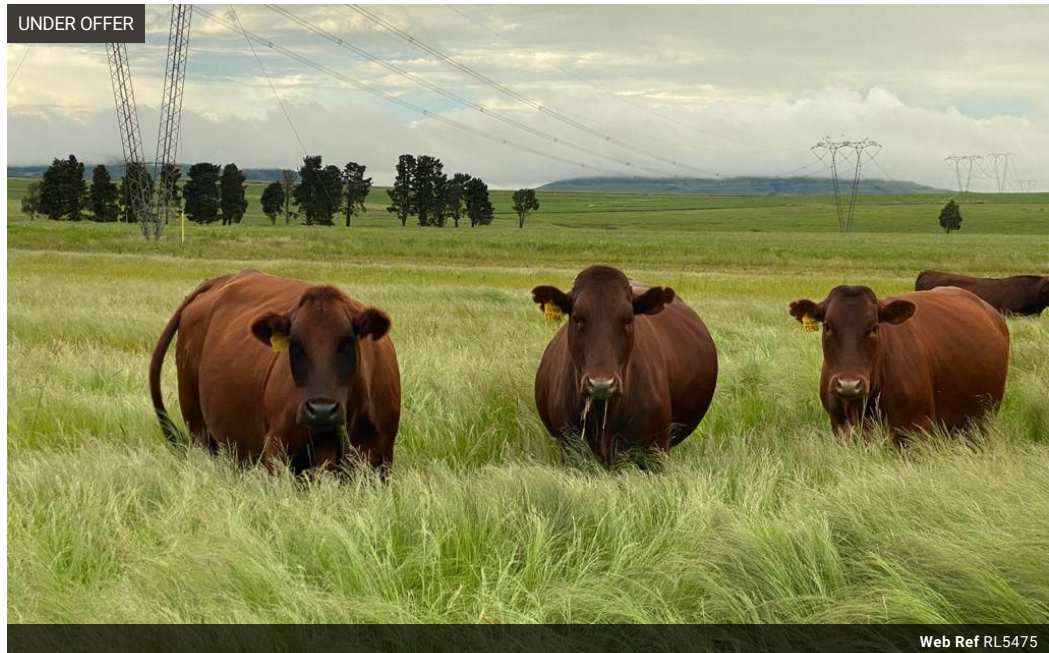
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Shop 26 Pretty Gardens  
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1,029Ha Farm For Sale in Memel Rural



**R30,650,000**

**Monthly Bond Repayment** R316,365.74

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R3,656,871.00 **Bond Costs** R132,285.00

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



### Excellent Cattle farm in Memel

This beautiful 1 029 hectare farm in Memel within a high rainfall area and in an area that is known as one of the best cattle farming regions, is in the market.

This farm consists of:

Arable land 130 ha  
Pastures 70ha Eragrostis and Smuts finger  
Subtotal 200ha

Veld 829ha  
TOTAL 1 029ha

There are currently 200 ha of land but there is potential to increase it to 500 ha.  
The yield potential for maize is between 7 and 10 tonnes per hectare and for soybeans between 2 and 3 tonnes per hectare.  
Crop rotation is done with maize and soybeans.  
Currently 70 hectares has been converted into planted pastures for livestock.

The veld is divided in 17 grazing camps with an earth dam in each camp. Water

### Features

<b>Pets Allowed</b>	Yes		
<b>Exterior</b>		<b>Sizes</b>	
Pool	No	Land Size	1,029Ha

