

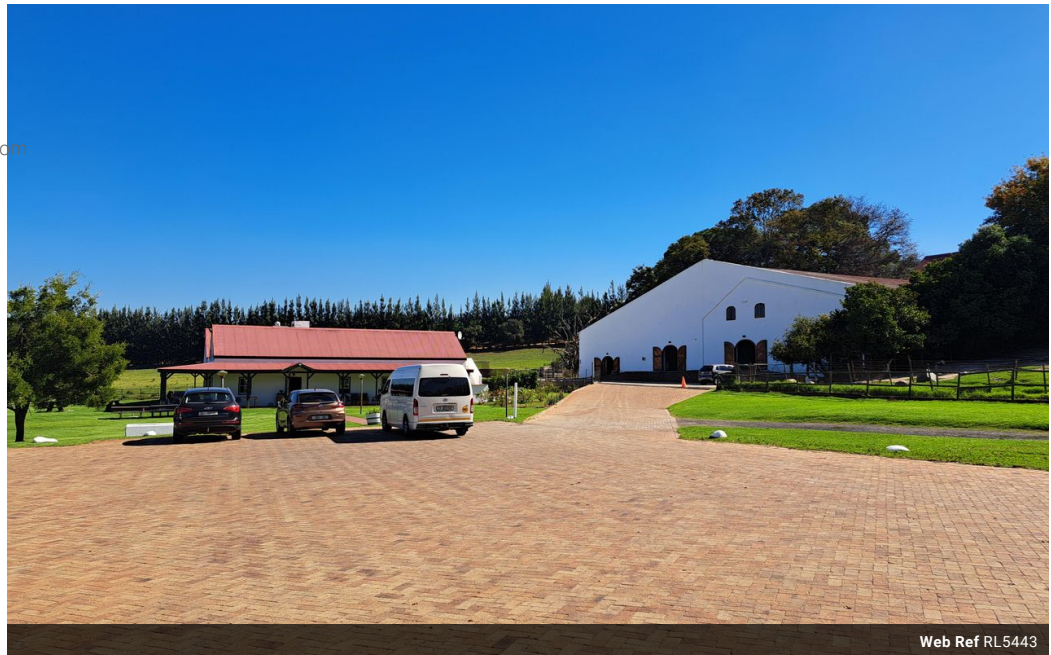


**Gerrit van Heerden**  
0836587474  
gerrit.vanheerden@homeandhectare.com

Contact Home and Hectare  
Western Cape

041 581 1744

43b 6th Avenue  
Walmer  
Port Elizabeth



Web Ref RL5443



**R38,000,000**

**Monthly Bond Repayment** R392,231.59  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R4,612,371.00    **Bond Costs** R132,285.00

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

9    5

**A THRIVING BUSINESS OPPORTUNITY FOR THE SAVVY BUYER**

This 53 ha farm overlooks the Bottelary Hills and is located at the base of Papegaaiberg, less than 5 km from the centre of Stellenbosch. It also partially borders a popular neighbourhood from which access is taken off the neighbourhood's tar road via the electric gate onto the farm's paved driveway.

The property reflects a historic wine making charm. Currently, the owners buy selected grapes in from a neighboring grower and vinify it in the cellar on the farm to produce premium wines for which the farm has become famous. The wine cellar has the capacity to process 450 tons and also features a maturation facility for 300 oak barrels.

Although wine is exported, most of the wine made on the farm is consumed by the restaurant and function venue. The farm is also known for its restaurant with its homely ambience in a...

**Features**

<b>Pets Allowed</b>	Yes			
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>
Bedrooms	9	Pool	Yes	Land Size
Bathrooms	5			53Ha
Recep. Rooms	4			
Studies	1			

