

## ACTUAL REGISTRATIONS FOR NELSPRUIT

incl. STANDS and RESIDENTIAL

MONTH: MAY 2009

**BASIE BOTHA**  
EIENDOMME / ESTATE AGENTS

**TOTAL REGISTRATIONS**

75

**R' VALUE**

**R 61,024,652.00**

**AVERAGE R' VALUE**

**R 813,662.03**

**PURPOSE OF INFO**

To do Comparative Market Related Analyses: How will property sell in your area!

COMPARE

**HIGHEST PRICE:**

**R 30,958,652**

**LOWEST PRICE:**

**R 143,000**

EXTENSION	TOTAL REGISTRATIONS	TOTAL R'000 VALUE	HIGHEST R'000 VALUE	LOWEST R'000 VALUE	AVERAGE MAY 09	MAY 08	ESCALATION SINCE APRIL 08
Nelspruit Ext	3	R 11,317,000	R 4,907,000	R 2,890,000	R 3,772,333.33	R 1,607,000.00	57.40%
Nelspruit X2	3	R 3,870,000	R 1,680,000	R 690,000	R 1,290,000.00	R 1,935,000.00	-50.00%
Nelspruit x4	1	R 895,000	R 895,000	R 895,000	R 895,000.00	R 1,447,500.00	-61.73%
Nelspruit X5	1	R 820,000	R 820,000	R 820,000	R 820,000.00	R 1,029,270.67	-25.52%
Nelspruit X11	2	R 3,150,000	R 1,850,000	R 1,300,000	R 1,575,000.00	R 2,773,333.33	-76.08%
Nelspruit X13	1	R 740,000	R 740,000	R 740,000	R 740,000.00	R 1,010,000.00	-36.49%
Nelspruit X14	1	R 1,080,000	R 1,080,000	R 1,080,000	R 1,080,000.00	R 1,116,333.33	-3.36%
Nelspruit X27	1	R 600,000	R 600,000	R 600,000	R 600,000.00	R 1,075,000.00	-79.17%
Nelspruit x33	1	R 1,100,000	R 110,000	R 1,100,000	R 1,100,000.00	R 2,962,500.00	-169.32%
Nelspruit x35	1	R 720,000	R 720,000	R 720,000	R 720,000.00		
Nelspruit x37	3	R 1,556,000	R 754,000	R 143,000	R 518,666.67	R 502,677.78	3.08%
Nelspruit x38	1	R 760,000	R 760,000	R 760,000	R 760,000.00		
Riverside Park ext 8	1	R 790,000	R 790,000	R 790,000	R 790,000.00		
Sonheuwel Ext 1	7	R 7,025,000	R 1,600,000	R 390,000	R 1,003,571.43	R 236,625.00	76.42%
Stonehenge x1	3	R 1,340,000	R 695,000	R 280,000	R 446,666.67	R 549,676.60	-23.06%
West Acres Town	2	R 2,040,000	R 1,160,000	R 880,000	R 1,020,000.00	R 817,215.25	19.88%
West Acres x1	2	R 1,680,000	R 930,000	R 750,000	R 840,000.00	R 1,000,000.00	-19.05%
West Acres x 6	1	R 1,200,000	R 1,200,000	R 1,200,000	R 1,200,000.00	R 947,500.00	21.04%
West Acres x 8	1	R 640,000	R 640,000	R 640,000	R 640,000.00		
West Acres X13	1	R 850,000	R 850,000	R 850,000	R 850,000.00	R 770,000.00	9.41%
West Acres x40	1	R 471,000	R 471,000	R 471,000	R 471,000.00	R 777,500.00	-65.07%
West Acres X42	2	R 980,000	R 560,000	R 420,000	R 490,000.00		
West Acres X47	1	R 230,000	R 230,000	R 230,000	R 230,000.00	R 378,666.67	-64.64%
West Acres x52	1	R 398,772	R 398,772	R 398,772	R 398,772.00		
Casimiro villas	12	R 5,690,000	R 580,000	R 315,000	R 474,166.67		
Jatra Woonstelle	1	R 450,000	R 450,000	R 450,000	R 450,000.00		
Le Mirell	10	R 4,565,000	R 495,000	R 380,000	R 456,500.00		
Meadow Haven	1	R 575,000	R 575,000	R 575,000	R 575,000.00		
Merci Dieu Office Park	1	R 1,026,000	R 1,026,000	R 1,026,000	R 1,026,000.00		
Murray Park	1	R 570,000	R 570,000	R 570,000	R 570,000.00		
Nelmed Forum	1	R 218,880	R 218,880	R 218,880	R 218,880.00	R 2,233,000.00	-920.19%
Pumalanga Aftreeoord	1	R 498,000	R 498,000	R 498,000	R 498,000.00		
Riverside Estate	1	R 550,000	R 550,000	R 550,000	R 550,000.00		
Villa Louise	1	R 680,000	R 680,000	R 680,000	R 680,000.00		
Waterberry Way	3	R 1,949,000	R 875,000	R 515,000	R 649,666.67		
	<b>75</b>	<b>R 61,024,652</b>	<b>R 30,958,652</b>	<b>R 143,000</b>	<b>R 813,662.03</b>	<b>R 748,742.96</b>	<b>7.98%</b>

	May-09	Apr-09	May 08	DIFFERENCE 2008-2009	DIFFERENCE April 09 - May 09
TOTAL REGISTRATIONS	75	52	151	-101.33%	30.67%
TOTAL RAND WORTH	61,024,652.00	45,540,183.00	R 113,060,187.00	-85.27%	25.37%
AVERAGE	813,662.03	875,772.75	R 748,742.96	7.98%	-7.63%

Information compiled by: **BASIE BOTHA EIENDOMME** - 013- 752 2700