

# ACTUAL REGISTRATIONS FOR NELSPRUIT

incl. STANDS and RESIDENTIAL

MONTH: OKTOBER 2009

**BASIE BOTHA**  
EIENDOMME / ESTATE AGENTS

**TOTAL REGISTRATIONS**

61

**R' VALUE**

R 67,982,469.00

**AVERAGE R' VALUE**

R 1,114,466.70

**PURPOSE OF INFO**

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



**HIGHEST PRICE:** R 9,000,000      **LOWEST PRICE:** R 11,361

EXTENSION	TOTAL REGISTRATIONS	TOTAL R'000 VALUE	HIGHEST R'000 VALUE	LOWEST R'000 VALUE	AVERAGE OCTOBER 09	OCTOBER 08	ESCALATION SINCE APRIL 08
Matumi Golf Estate	1	R 2,450,000	R 2,450,000	R 2,450,000	R 2,450,000.00		
Nelspruit Ext	3	R 23,100,000	R 9,000,000	R 5,100,000	R 7,700,000.00	R 2,806,000.00	63.56%
Nelspruit Ext 2	3	R 4,825,200	R 2,725,000	R 1,040,000	R 1,608,400.00	R 804,166.67	50.00%
Nelspruit Ext 5	1	R 1,100,000	R 1,100,000	R 1,100,000	R 1,100,000.00		
Nelspruit Ext 11	1	R 1,800,000	R 1,800,000	R 1,800,000	R 1,800,000.00	R 1,200,000.00	33.33%
Nelspruit Ext 14	1	R 835,000	R 835,000	R 835,000	R 835,000.00	R 838,333.00	-0.40%
Nelspruit Ext 21	1	R 685,000	R 685,000	R 685,000	R 685,000.00		
Nelspruit Ext 22	1	R 365,000	R 365,000	R 365,000	R 365,000.00	R 505,000.00	-38.36%
Nelspruit Ext 29	2	R 233,000	R 153,000	R 80,000	R 116,500.00	R 180,000.00	-54.51%
Nelspruit Ext 35	1	R 400,000	R 400,000	R 400,000	R 400,000.00	R 871,000.00	-117.75%
Nelspruit Ext 37	5	R 878,940	R 193,800	R 159,600	R 175,788.00	R 115,987.00	34.02%
Nelspruit Ext 46	1	R 3,000,000	R 3,000,000	R 3,000,000	R 3,000,000.00		
Sonheuwel	3	R 2,450,000	R 1,050,000	R 500,000	R 816,666.67	R 1,300,000.00	-59.18%
Sonheuwel Ext 1	6	R 5,940,000	R 1,630,000	R 300,000	R 990,000.00	R 940,600.00	4.99%
Stonehenge Ext 1	4	R 2,026,100	R 780,000	R 213,000	R 506,525.00	R 615,000.00	-21.42%
Stonehenge Ext 6	1	R 235,000	R 235,000	R 235,000	R 235,000.00		
Stonehenge Ext 7	4	R 818,000	R 222,000	R 197,000	R 204,500.00		
Stonehenge Ext 14	2	R 3,357,422	R 1,847,900	R 1,509,522	R 1,678,711.00		
West Acres	1	R 500,000	R 500,000	R 500,000	R 500,000.00	R 1,260,000.00	-152.00%
West Acres Ext 6	5	R 2,562,361	R 950,000	R 11,361	R 512,472.20	R 1,346,666.00	-162.78%
West Acres Ext 7	1	R 1,000,000	R 1,000,000	R 1,000,000	R 1,000,000.00		
West Acres Ext 8	1	R 1,200,000	R 1,200,000	R 1,200,000	R 1,200,000.00	R 980,000.00	18.33%
West Acres Ext 13	4	R 3,166,000	R 1,175,000	R 401,000	R 791,500.00	R 580,000.00	26.72%
West Acres Ext 47	1	R 815,000	R 815,000	R 815,000	R 815,000.00	R 767,000.00	5.89%
Coral Park	1	R 486,446	R 486,446	R 486,446	R 486,446.00		
Klipkoppie	1	R 485,000	R 485,000	R 485,000	R 485,000.00		
Le Mirell	1	R 525,000	R 525,000	R 525,000	R 525,000.00		
Neptune 37	1	R 880,000	R 880,000	R 880,000	R 880,000.00		
Parkside	2	R 1,425,000	R 735,000	R 690,000	R 712,500.00		
Waterberry Way	1	R 439,000	R 439,000	R 439,000	R 439,000.00		
	<b>61</b>	<b>R 67,982,469</b>	<b>R 9,000,000</b>	<b>R 11,361</b>	<b>R 1,114,466.70</b>	<b>R 753,408.00</b>	<b>32.40%</b>

	Oktober 09	September 09	October 08	DIFFERENCE 2008-2009	Sept 09 - Oct 09
TOTAL REGISTRATIONS	61	76	76	-24.59%	-24.59%
TOTAL RAND WORTH	67,982,469.00	R 78,101,044	R 57,258,987	15.77%	-14.88%
AVERAGE	1,114,466.70	R 1,027,645	R 753,408	32.40%	7.79%

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