

ACTUAL REGISTRATIONS FOR NELSPRUIT

incl. STANDS and RESIDENTIAL

MONTH: NOVEMBER 2009

BASIE BOTHA
EIENDOMME / ESTATE AGENTS



TOTAL REGISTRATIONS

61

R' VALUE

R 48,075,002.00

AVERAGE R' VALUE

R 788,114.79

PURPOSE OF INFO

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

HIGHEST PRICE:

R 2,200,000

LOWEST PRICE:

R 120,000

| EXTENSION | TOTAL REGISTRATIONS | TOTAL R'000 VALUE | HIGHEST R'000 VALUE | LOWEST R'000 VALUE | AVERAGE NOVEMBER 09 | NOVEMBER 08 | ESCALATION SINCE APRIL 08 |
|----------------------|---------------------|---------------------|---------------------|--------------------|---------------------|---------------------|---------------------------|
| Matumi Golf Estate | 1 | R 2,200,000 | R 2,200,000 | R 2,200,000 | R 2,200,000.00 | | |
| Nelspruit Ext 2 | 5 | R 4,110,000 | R 1,400,000 | R 570,000 | R 822,000.00 | R 1,000,000.00 | -21.65% |
| Nelspruit Ext 4 | 1 | R 2,135,000 | R 2,135,000 | R 2,135,000 | R 2,135,000.00 | | |
| Nelspruit Ext 5 | 1 | R 1,000,000 | R 1,000,000 | R 1,000,000 | R 1,000,000.00 | R 1,135,833.33 | -13.58% |
| Nelspruit Ext 10 | 2 | R 1,650,000 | R 1,050,000 | R 600,000 | R 825,000.00 | R 800,000.00 | 3.03% |
| Nelspruit Ext 14 | 5 | R 4,350,000 | R 1,000,000 | R 700,000 | R 870,000.00 | R 1,174,285.71 | -34.98% |
| Nelspruit Ext 17 | 1 | R 1,450,000 | R 1,450,000 | R 1,450,000 | R 1,450,000.00 | | |
| Nelspruit Ext 29 | 2 | R 1,015,000 | R 895,000 | R 120,000 | R 507,500.00 | R 265,000.00 | 47.78% |
| Nelspruit Ext 33 | 1 | R 1,875,000 | R 1,875,000 | R 1,875,000 | R 1,875,000.00 | | |
| Nelspruit Ext 37 | 3 | R 726,200 | R 350,000 | R 182,400 | R 242,066.67 | R 127,243.75 | 47.43% |
| Nelspruit Ext 38 | 2 | R 1,370,000 | R 785,000 | R 585,000 | R 685,000.00 | | |
| Sonheuwel | 1 | R 1,750,000 | R 1,750,000 | R 1,750,000 | R 1,750,000.00 | R 2,625,000.00 | -50.00% |
| Sonheuwel Ext 1 | 5 | R 6,850,000 | R 1,850,000 | R 400,000 | R 1,370,000.00 | R 1,367,500.00 | 0.18% |
| Stonehenge Ext 1 | 3 | R 1,910,000 | R 760,000 | R 465,000 | R 636,666.67 | R 532,500.00 | 16.36% |
| Stonehenge Ext 5 | 1 | R 580,000 | R 580,000 | R 580,000 | R 580,000.00 | | |
| Stonehenge Ext 7 | 4 | R 854,162 | R 200,000 | R 205,000 | R 213,540.50 | | |
| Stonehenge Ext 13 | 1 | R 333,640 | R 333,640 | R 333,640 | R 333,640.00 | | |
| West Acres Ext 4 | 1 | R 1,270,000 | R 1,270,000 | R 1,270,000 | R 1,270,000.00 | | |
| West Acres Ext 6 | 1 | R 1,100,000 | R 1,100,000 | R 1,100,000 | R 1,100,000.00 | R 1,000,000.00 | 9.09% |
| West Acres Ext 20 | 1 | R 690,000 | R 690,000 | R 690,000 | R 690,000.00 | | |
| West Acres Ext 42 | 1 | R 560,000 | R 560,000 | R 560,000 | R 560,000.00 | | |
| West Acres Ext 47 | 2 | R 1,540,000 | R 810,000 | R 730,000 | R 770,000.00 | | |
| Casa Ferreira | 5 | R 2,370,000 | R 512,000 | R 456,000 | R 474,000.00 | | |
| Casimiro Villas | 1 | R 500,000 | R 500,000 | R 500,000 | R 500,000.00 | | |
| Le Mirell | 1 | R 485,000 | R 485,000 | R 485,000 | R 485,000.00 | R 599,000.00 | -23.51% |
| Macadamia Apartments | 1 | R 650,000 | R 650,000 | R 650,000 | R 650,000.00 | | |
| Northview Court | 1 | R 281,000 | R 281,000 | R 281,000 | R 281,000.00 | | |
| Parkside | 3 | R 2,045,000 | R 800,000 | R 595,000 | R 681,666.67 | | |
| Pumalanga Aftreeoord | 1 | R 800,000 | R 800,000 | R 800,000 | R 800,000.00 | | |
| Villa Louise | 1 | R 655,000 | R 655,000 | R 655,000 | R 655,000.00 | | |
| Waterberry Way | 1 | R 645,000 | R 645,000 | R 645,000 | R 645,000.00 | R 489,250.00 | 24.15% |
| West Acres 1015 | 1 | R 325,000 | R 325,000 | R 325,000 | R 325,000.00 | | |
| | 61 | R 48,075,002 | R 2,200,000 | R 120,000 | R 788,114.79 | R 955,946.13 | -21.30% |

| | November 09 | Oktober 09 | November 08 | DIFFERENCE 2008-2009 | Oct 09 - Nov 09 |
|---------------------|---------------|--------------|--------------|----------------------|-----------------|
| TOTAL REGISTRATIONS | 61 | 61 | 97 | -59.02% | 0.00% |
| TOTAL RAND WORTH | 48,075,002.00 | R 67,982,469 | R 92,726,775 | -92.88% | -41.41% |
| AVERAGE | 788,114.79 | R 1,114,467 | R 955,946 | -21.30% | -41.41% |

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