

HOMEFRONT

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Friday, September 9 2011 | **BusinessDay**
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Decor & Design

The bright orange of clivias heralds the last few weeks before spring

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Hot properties

Home Front's selection of premium properties on sale nationwide this week

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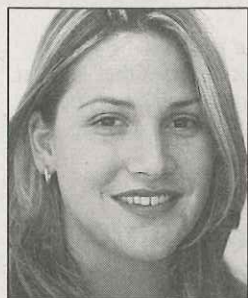


www.pamgolding.co.za Pam Golding Properties An international Associate of Savills 



SHOWCASE

Luxury living in idyllic locale



Michelle Swart

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This luxurious home is priced at the top end of Val de Vie Wine and Polo Estate's range, and it's not surprising, considering all its features

ARGUABLY one of South Africa's most stylish estates, Val de Vie Wine and Polo Estate is not only home to vineyards, polo fields and lakes but French Provencal and Cape Colonial villas, complemented by the beauty of the Paarl-Franschhoek Valley.

Most of this region, home to acclaimed wine estates, is being proclaimed as a world heritage site to preserve the rare natural beauty and the grape-growing tradition of the area.

The Val de Vie estate offers its residents a country lifestyle with state-of-the-art security and a variety of leisure activities, creating a balance between nature and modern living.

Settlement of the area began with the first small community of French Huguenots who landed in the Cape in 1688 looking for the ultimate terroir to continue their craft of master wine-making. They settled in the valleys of Franschhoek and Paarl.

Established in the heart of this area, Val de Vie lies on land that produced its first wine in 1825. The historic manor house has been restored, with the centuries old oak trees still standing guard.

Residents can learn wine-making under the supervision of Val de Vie's wine-maker and can produce their own boutique wine.

Rhône-style vineyards planted with traditional Rhône cultivars and world-class polo fields combine with French Provencal/Cape colonial-style architecture to make the estate the choice for those who appreciate a grand country lifestyle.

The estate is within a 40-minute drive of Cape Town International Airport and the Cape Town CBD. There are excellent schools such as Bridge House in Franschhoek and Paarl

Residents can learn wine-making under the supervision of Val de Vie's wine-maker

Gym and Paarl Boys in Paarl.

Avid golfers will appreciate the estate's proximity to Pearl Valley Golf Estate and Boschenmeer, while residents can enjoy facilities such as a 25m heated indoor pool with the associated Ryk Neethling swimming school, two flood-lit tennis courts, two squash courts, a fully equipped gym, fly fishing, polo and equestrian riding facilities, top-quality stabling, the Polo Club restaurant and an on-site winery that has produced award-winning wines.

"The properties are spacious and luxurious," says Seeff's Peter Wagenaar, who is marketing a home on the estate. "Prices range from about R600 000 for a 600m² plot to R2,95m for a plot that faces the polo field. Homes in The Vines on estate are priced from R1,9m, while luxury villas are priced from R3,2m to R12,25m."

Wagenaar describes this feature home as an architectural masterpiece. Set on a 1 000m² stand, this 745m² home has outstanding green credentials, offering a great investment buy, he says. A guaranteed rental contract is in place for the first 18 months at R50 000 a month. The property includes all furnishings and VAT and no transfer duty is payable.

"The villa features luxurious finishes and added extras," says Wagenaar. It offers five bedrooms with en suite bathrooms and spacious living areas, with two gas fireplaces and a bar that flows on to an outdoor patio and entertainment area. There's also a French-

style en suite guest room and a private study.

"The upstairs pyjama lounge could serve as a second study," he says. The property has a separate laundry and a butler's flat with a separate entrance.

"The temperature, music and lighting are controlled by a state-of-the-art home automation system. Added extras include fully imported Venetian chandeliers, a 3D home theatre room, double-glazed windows and a basement wine cellar that houses more than 3 000 bottles. A rim-flow swimming pool adjoins the patio and complements the landscaped lake and water features in the garden. In keeping with its green credentials, the lake is fed with water pumped from below the cellar.

"Val de Vie is an idyllic country setting, yet close to Cape Town, the airport, top schools and the culinary heartland of the Cape," says Wagenaar.

Wagenaar says that of the 535 plots on the 220ha estate, 470 have already been sold.

"Selling is going extremely well due to the quality of the development coupled with its affordable pricing," he says. "Buyers are mostly Gautengers and Pretoria families moving down for the quality of lifestyle and good schools in the area as well as Capetonians moving out of the busy suburbs."

Wagenaar's sales last month included three houses priced at R7,5m, R3,8m and R3,5m and five plots sold, two of which were premium stands priced at R2,65m and R2,2m.

The levy for this home is about R1 995 a month, which includes use of all communal facilities.

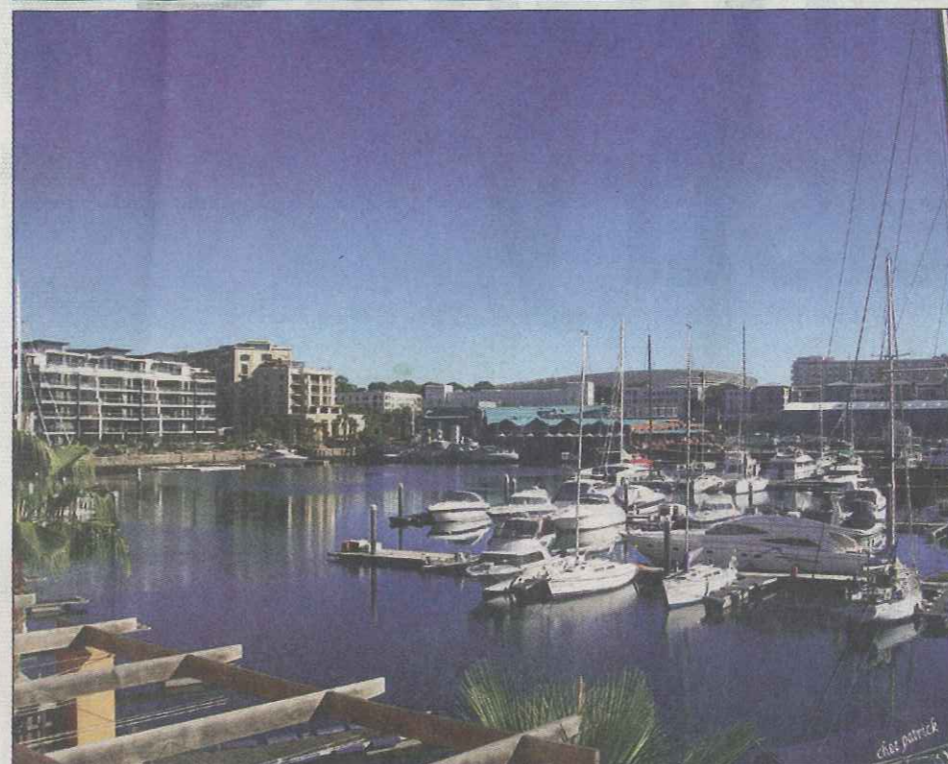
Price
R12,25m
Contact:
Seeff Properties
Peter Wagenaar 082 553 3396

PAM GOLDING
PROPERTIES

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V&A MARINA

R9.95 MILLION



Bedrooms 2 | Bathrooms 2 | Parking 2 | WEB ACCESS PR1047908

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R25 MILLION



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