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DE WALDORF

STELLENBOSCH

Executive Summary
DESIGNER HOMES - D&H

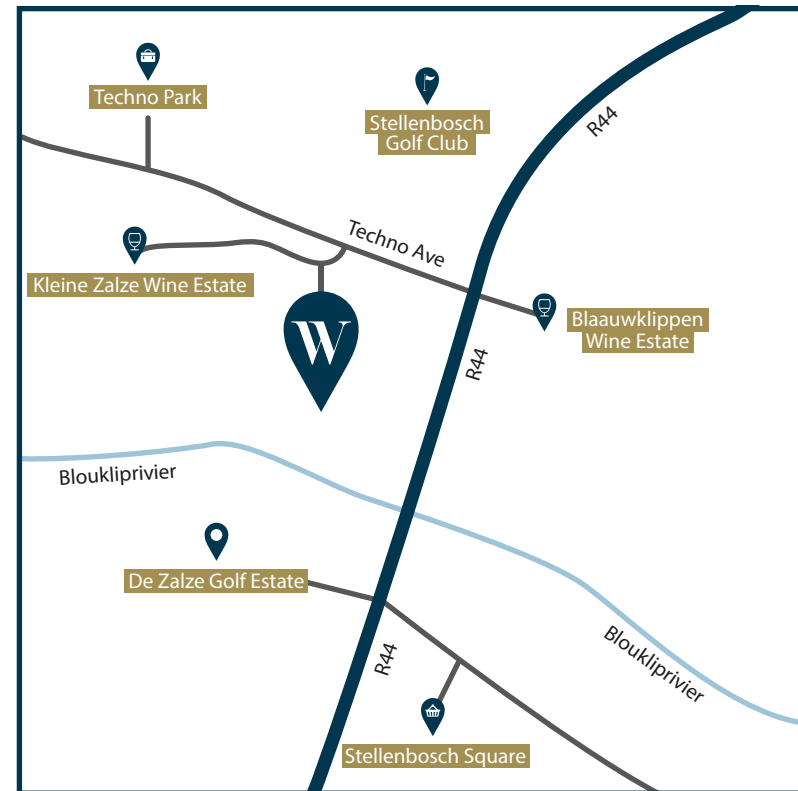
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DE WALDORF

STELLENBOSCH

With the Bloukliprivier and her natural surrounding wetlands on its doorstep, De Waldorf Lifestyle Estate awakens the senses of the “luxury lifestyle enthusiast”.

Neighbouring the De Zalze Winelands Golf Estate and Kleine Zalze Wine Estate, De Waldorf is just off the R44 and Techno Park turn-off, Stellenbosch. The Estate’s private security entrance is easily accessible from the newly developed slip-way on the left-hand side of the well-known Kleine Zalze Wine Estate entrance.





WHY DE WALDORF?

De Waldorf is a residential security estate wishing to break the traditional model of how modern lifestyle and retirement can co-exist, without the one derogating from the other.

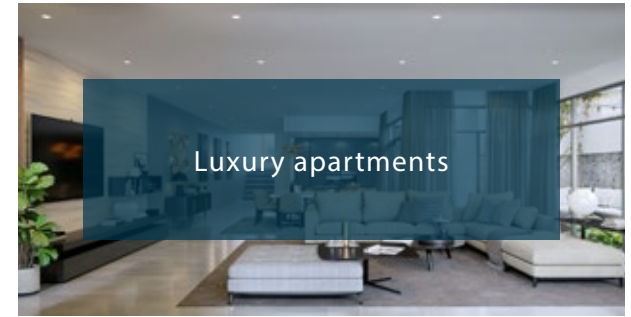
The 8 hectare lifestyle and 24-hour manned security estate is gorgeously situated next to a natural wetlands and within her boundary walls you will find a uniqueness beyond the ordinary.

The first phase of the estate offers only 74 own title homes, complimented by a Lifestyle Centre with a la carte restaurant, coffee bar, lifestyle lounge, meeting venues, wellness salon and spa. Enjoy your daily fitness routine in the fully equipped gym and lap pool.

The second phase of the development will host an upmarket Care Centre with fully functioning frail care, assisted living apartments and specially designed assisted living care packages available to estate residents as and when they need.

The architecture is a contemporary take on Cape Architecture with a simplistic and clean design whilst remaining warm and culturally relevant.

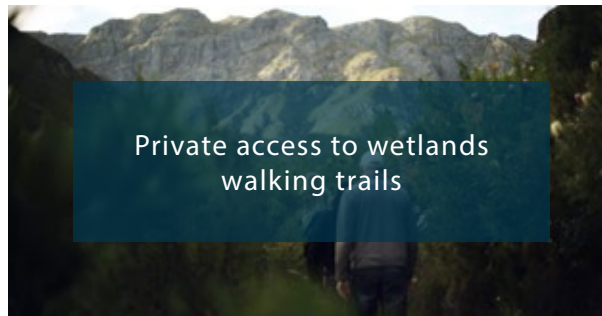
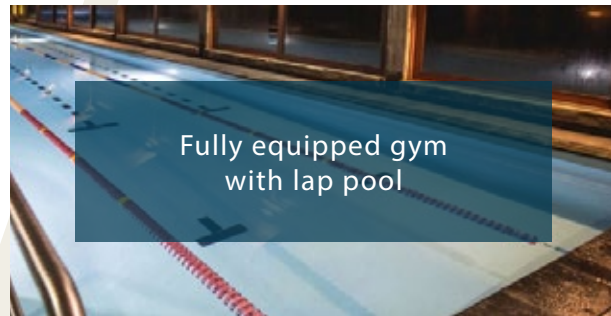
SECURITY



LIFESTYLE



WELLNESS



CARE





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*Artist's Impression of Lifestyle Centre

LIFESTYLE CENTRE

- FACILITIES:
- Restaurant
- Coffee bar
- Lifestyle lounge
- Meeting venues

WELLNESS CENTRE

- FACILITIES:
- Spa & beauty salon
- Fully equipped gym
- Lap pool

EXCLUSIVE USE WALKING TRAILS

WETLANDS RELAXATION POCKETS

CLEAR-VU ELECTRIFIED PERIMETER FENCING



*"Ik zoek 'n huis met die koelte van 'n klawer en die
warmte van 'n granaat"*

- G.A. Watermeyer





*Artist's Impression of Estate Courtyard



Design Type D

UNIT TYPE	SIZE	DESCRIPTION	SELLING FROM
D1	256M ²	 3  3.5  2	R9 635 000
D2	267M ²	 3  3.5  2	R9 995 000
D6	262M ²	 3  3.5  2	R10 280 000
D7	291M ²	 3  3.5  2	R10 930 000
D8	307M ²	 3  3.5  2	R10 619 000



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*Artist's Impression of Design Type D

DESIGN TYPE D1



HOUSE SIZE:

GROUND FLOOR - 123.39sqm

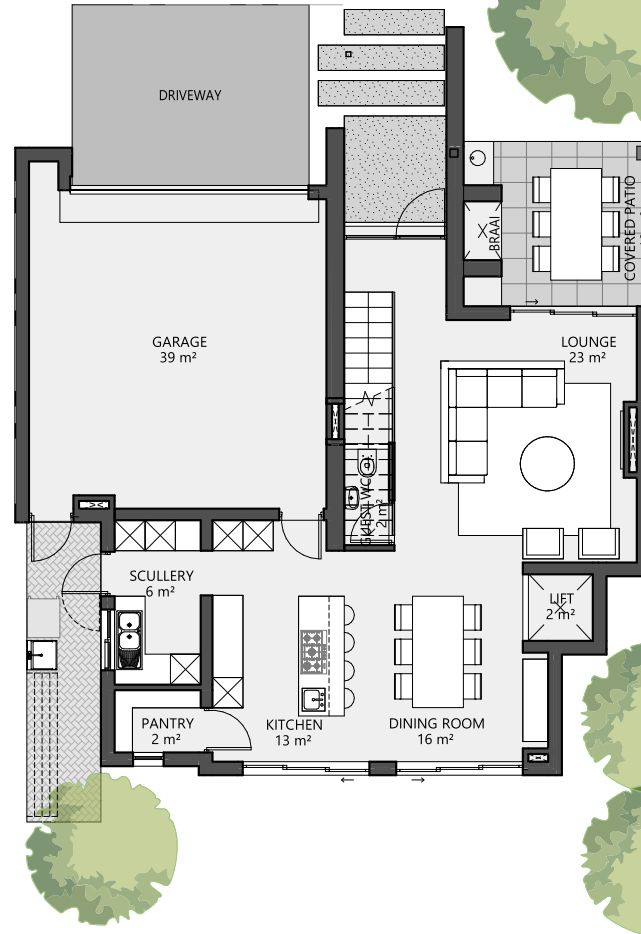
FIRST FLOOR - 120.98sqm

COVERED PATIO - 11.99sqm

TOTAL : 256.36sqm

PLUS:

BALCONY - 2.21sqm



GROUND FLOOR PLAN



FIRST FLOOR PLAN

DESIGN TYPE D2



HOUSE SIZE:

GROUND FLOOR - 126.19sqm

FIRST FLOOR - 122.03sqm

COVERED PATIO - 18.44sqm

TOTAL : 266.66 sqm

PLUS:

BALCONY - 1.57sqm



GROUND FLOOR PLAN

FIRST FLOOR PLAN



HOUSE SIZE:

GROUND FLOOR - 128.39sqm

FIRST FLOOR - 111.35sqm

COVERED PATIO - 22.21sqm

TOTAL : 261.95 sqm



GROUND FLOOR PLAN



FIRST FLOOR PLAN

DESIGN TYPE D6

*This plan is for marketing purposes only. Erf specific plans may vary.

DESIGN TYPE D7



HOUSE SIZE:

GROUND FLOOR - 144.69sqm

FIRST FLOOR - 124.86sqm

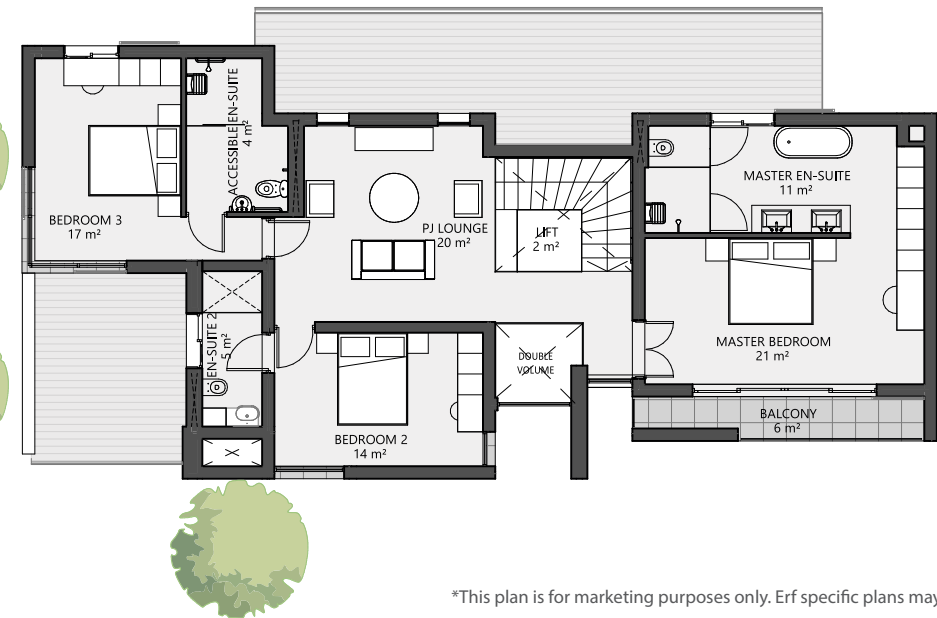
COVERED PATIO - 21.74sqm

TOTAL : 291.29 sqm

GROUND FLOOR PLAN



FIRST FLOOR PLAN

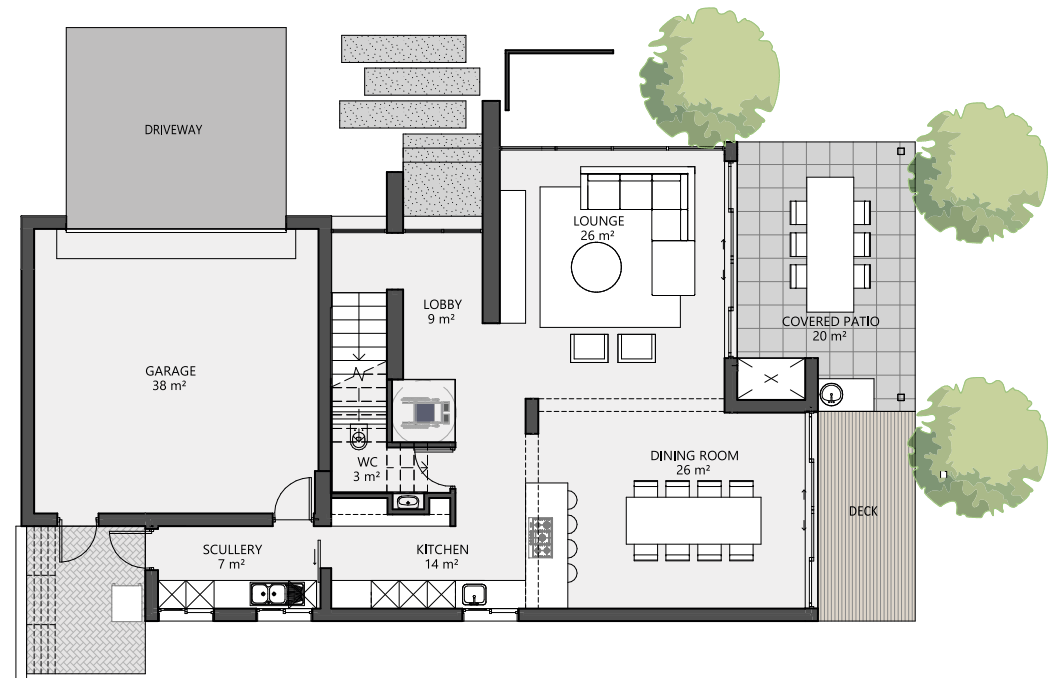


DESIGN TYPE D8

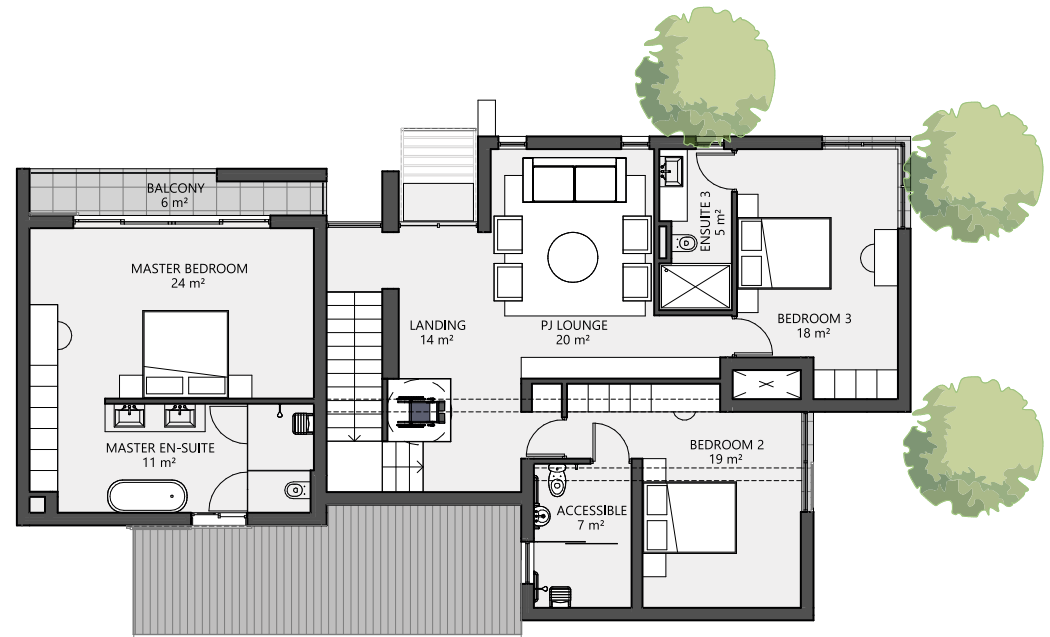


HOUSE SIZE:
 GROUND FLOOR - 143.84sqm
 FIRST FLOOR - 141.91sqm
 COVERED PATIO - 21.45sqm
TOTAL : 307.2 sqm

GROUND FLOOR PLAN



FIRST FLOOR PLAN



*This plan is for marketing purposes only. Erf specific plans may vary.

Design Type H

UNIT TYPE	SIZE	DESCRIPTION	SELLING FROM
H1, H3, H5 & H6	140M ²	 2  2.5  1	R4 995 000
H4	144M ²	 2  2.5  1	R5 570 000
H7 & H8	162M ²	 2  2.5  1	R6 520 000
H2	209M ²	 3  3.5  1	R8 250 000



*Artist's Impression of Design Type H



*Artist's Impression of Design Type H





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*Artist's Impression of Design Type H

DESIGN TYPE H1, H3, H5 & H6



HOUSE SIZE:

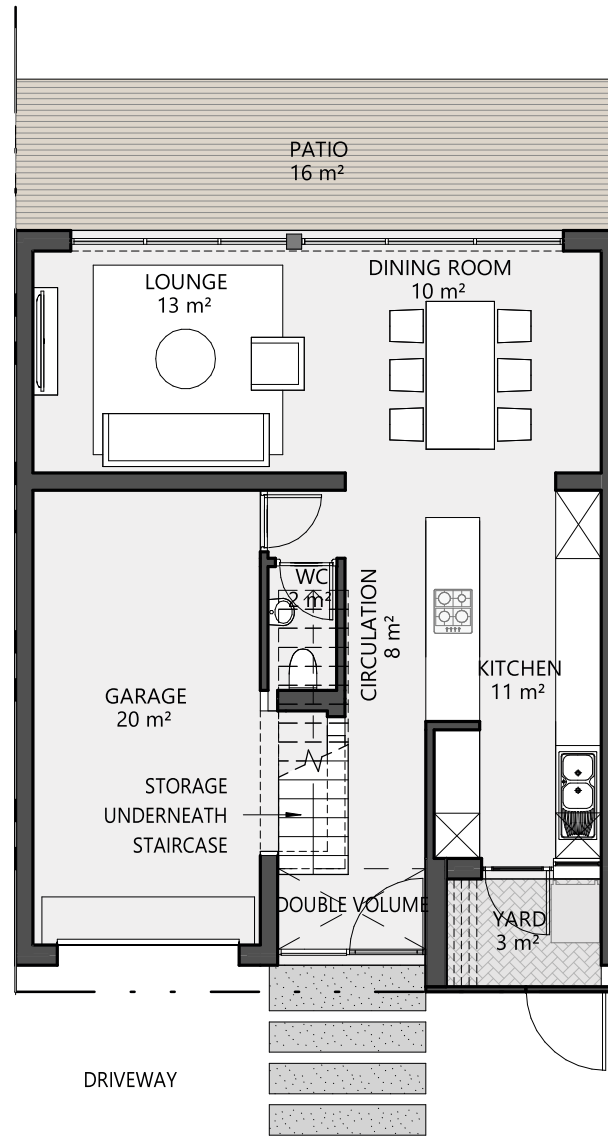
GROUND FLOOR - 74.61sqm

FIRST FLOOR - 65.75sqm

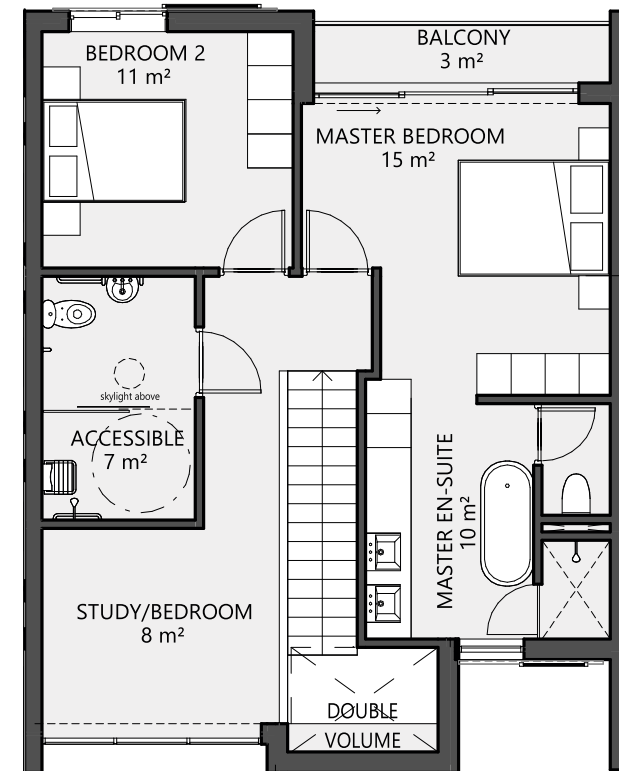
TOTAL - 140.36sqm

PLUS:

BALCONY - 3.94sqm

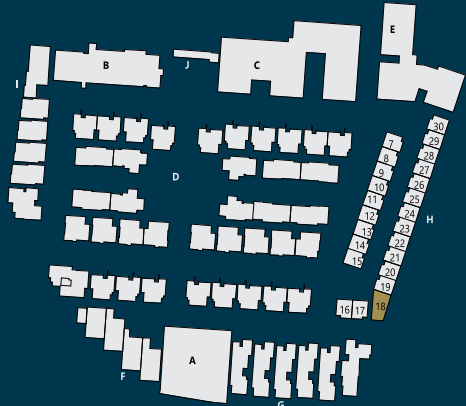


GROUND FLOOR PLAN



FIRST FLOOR PLAN

DESIGN TYPE H2



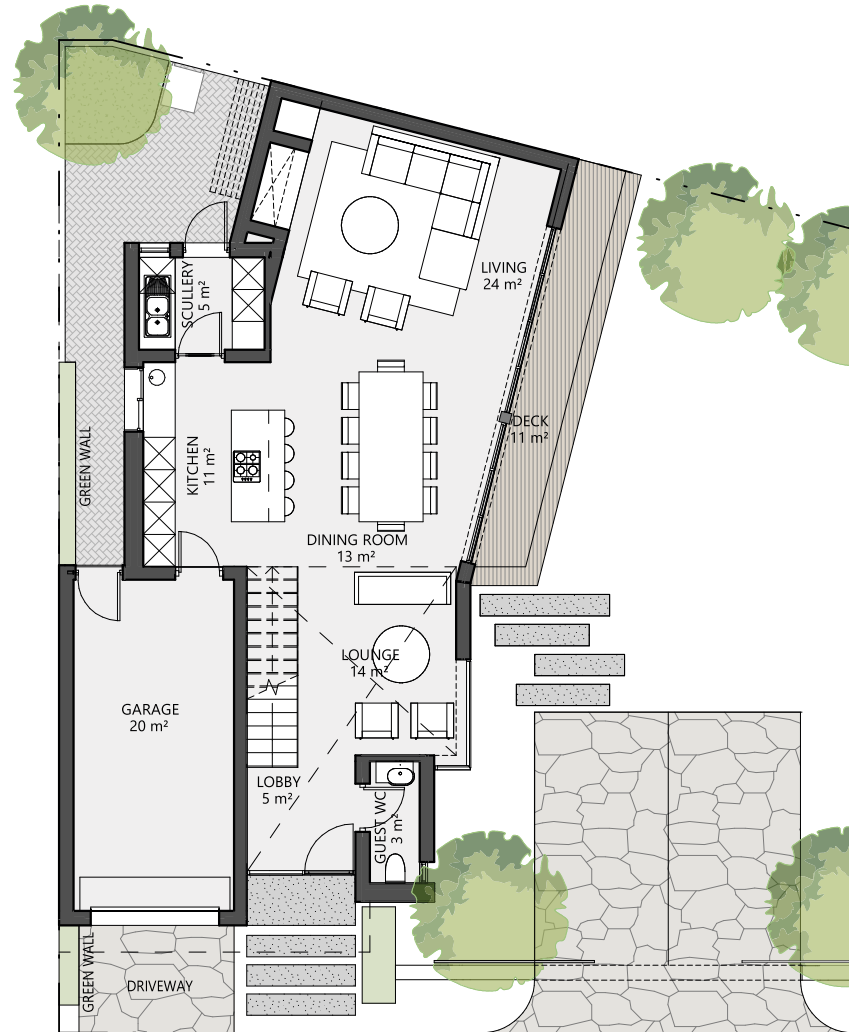
HOUSE SIZE:

GROUND FLOOR - 105.6sqm

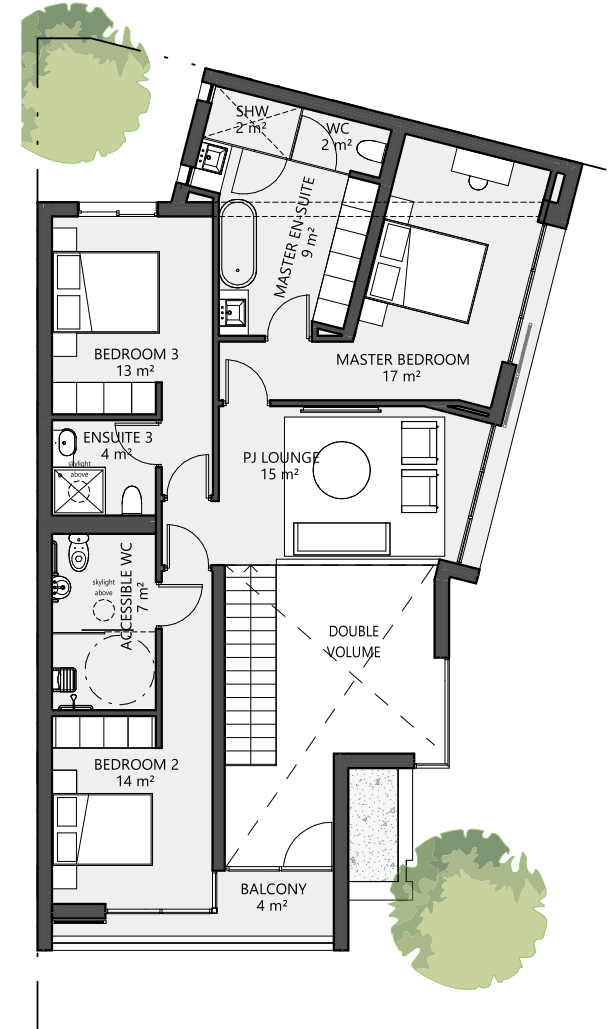
FIRST FLOOR - 98.26sqm

COVERED BALCONY - 5.39sqm

TOTAL : 209.25 sqm



GROUND FLOOR PLAN



FIRST FLOOR PLAN

DESIGN TYPE H4



HOUSE SIZE:

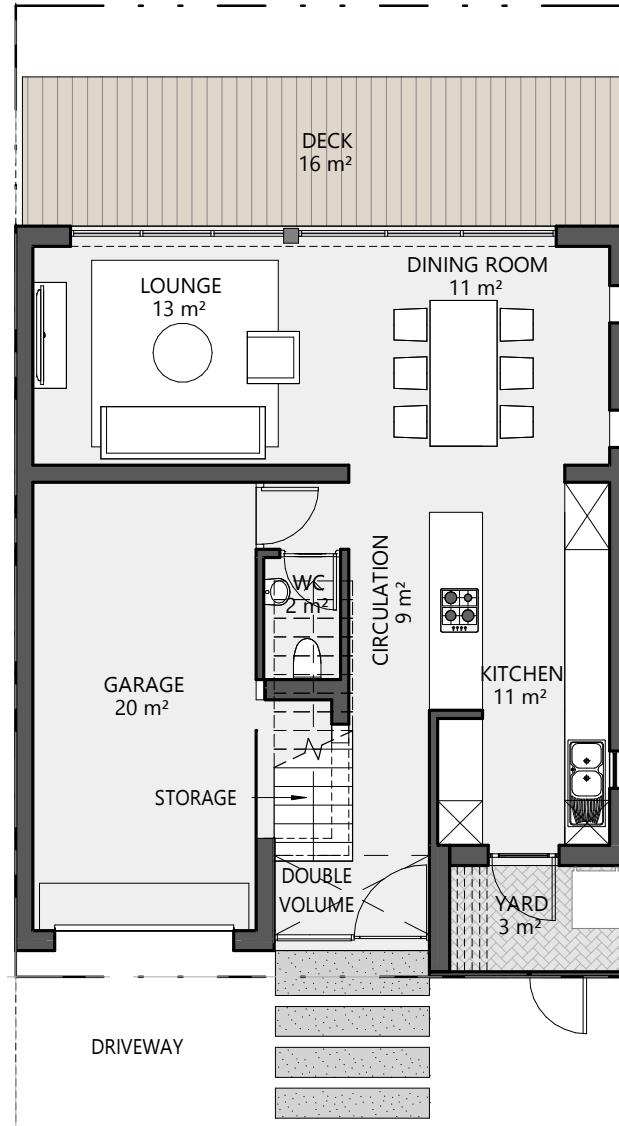
GROUND FLOOR - 76.99sqm

FIRST FLOOR - 67.25sqm

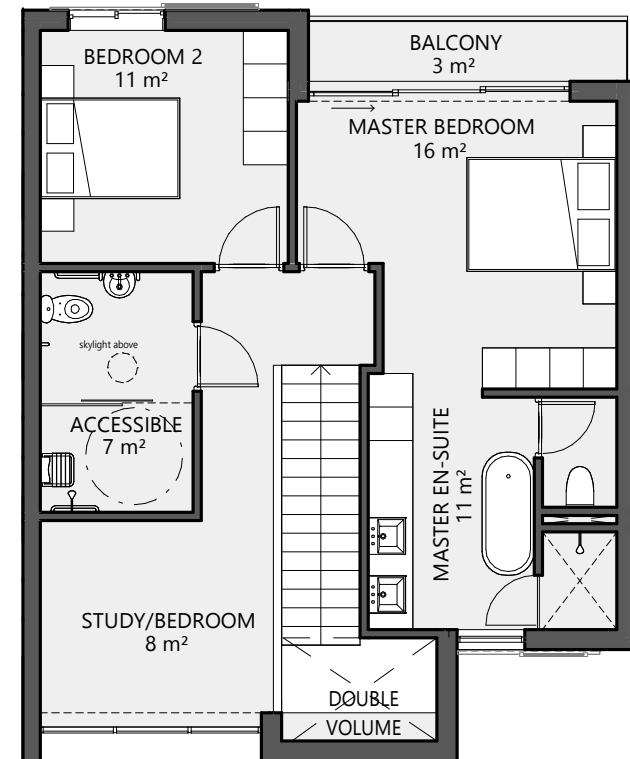
TOTAL : 144.24 sqm

PLUS:

BALCONY - 4.18sqm

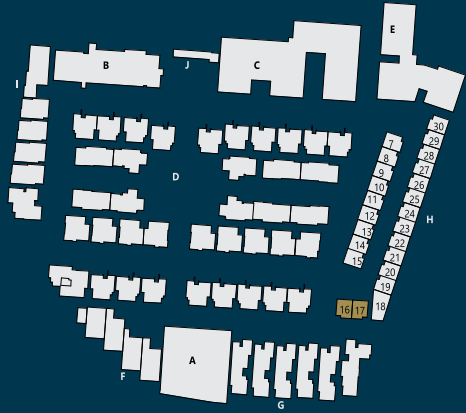


GROUND FLOOR PLAN



FIRST FLOOR PLAN

DESIGN TYPE H7 & H8



HOUSE SIZE:

GROUND FLOOR - 80.23sqm

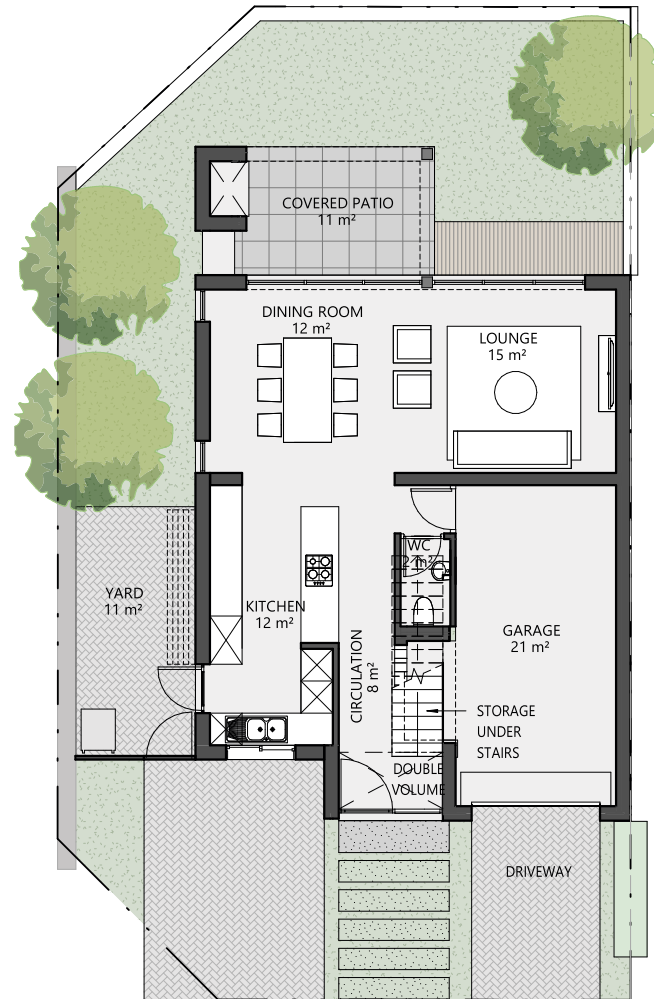
FIRST FLOOR - 71.37sqm

COVERED PATIO - 10.72sqm

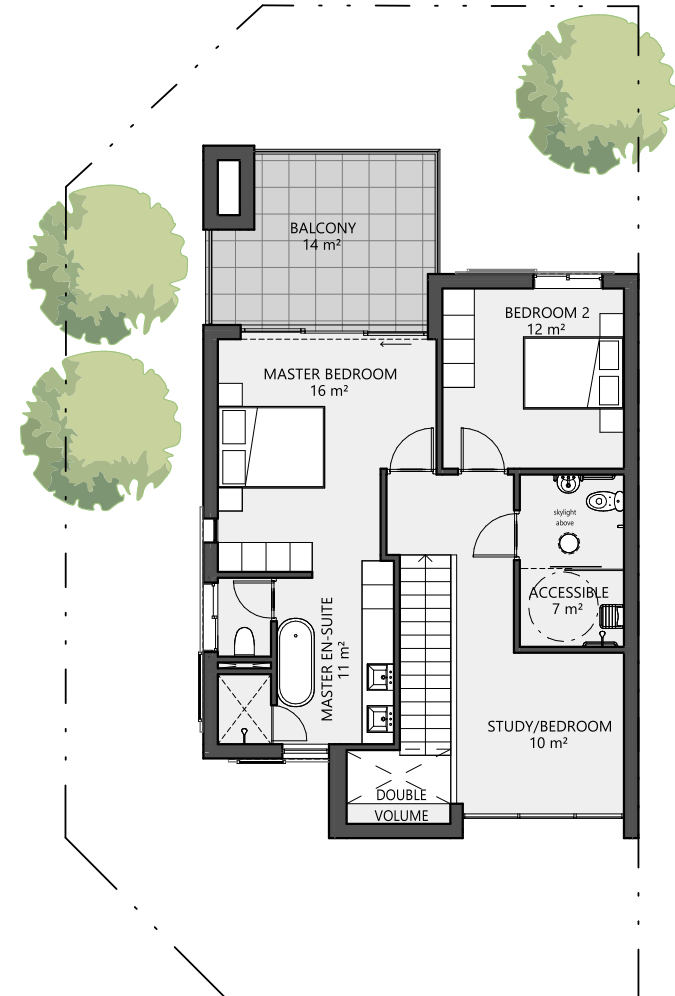
TOTAL : 162.22 sqm

PLUS:

BALCONY - 14.27sqm



GROUND FLOOR PLAN



FIRST FLOOR PLAN



*Artist's Impression of Home Interior



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*This document is for marketing purposes only and does not purport to replace, contradict or add to the unit plans, sales agreement or other legal documents.

