

DRAKENSTEIN MUNISIPALITEIT DRAKENSTEIN MUNICIPALITY

Supplementary Valuation Roll 7 for 2020-07-01

(Drakenstein Municipality - Supplementary Valuation Roll)

In accordance with Section 78 of the Local Government: Municipal Property Rates Act, No 6 of 2004
Kragtens Artikel 78 van die Munisipale Eiendomsbelastingwet 6 van 2004

Date of Valuation: 2020-07-01



Deeltitel / Sectional Title

Kategorieleutel / Category Reference

Category	Description
A	Residential
A1	Residential Vacant
A2	Residential Rural
B	Busines
B1	Rural Business
C	Industrial
C1	Rural Industrial
D	Agriculture
E	Municipal Property
F	State Property and Public Service Purposes

Category	Description
G	Place of Worship
H	Education
J	Other Purpose
L	Welfare/NGO
M	Private Open Space
N	Recreation/Sport Facilities
P	Public Service Infrastructure
R	Non-residential
VAS	Mining

In compliance with the Protection of Personal Information Act, No 4 of 2013, the names of owners of property listed herein have been redacted.

Scheme Name/Number	Area	Erf No	Owner/s**	Physical Address	Unit Number	Flat or Door		Extent sqm	Market Value	Any other prescribed particulars
			Redacted - POPIA Compliance			Number	Category			
SS THOM'S PLACE	Paarl	1846		23 THOMSTRAAT	1	1	A	154	R 1 600 000.00	78(1)(c)Subdivision
SS THOM'S PLACE	Paarl	1846		23 THOMSTRAAT	2	2	A	154	R 1 600 000.00	78(1)(c)Subdivision
SS THOM'S PLACE	Paarl	1846		23 THOMSTRAAT	3	3	A	154	R 1 600 000.00	78(1)(c)Subdivision
SS THOM'S PLACE	Paarl	1846		23 THOMSTRAAT	4	4	A	154	R 1 600 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	5	5	B	32	R 760 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	6	6	B	32	R 760 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	7	7	B	32	R 760 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	8	8	B	32	R 760 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	9	9	A	64	R 1 150 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	10	10	A	64	R 1 140 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	11	11	A	64	R 1 140 000.00	78(1)(c)Subdivision
SS BLUE HOUSE	Paarl	3162		STASIESTRAAT	12	12	A	64	R 1 150 000.00	78(1)(c)Subdivision
SS DE OUDE CHARDONNAY	Paarl	34687		28OUDE CHARDONNAY VI	28	28	A	80	R 1 020 000.00	78(1)(e)IncorrectlyValued
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	6	6	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	7	7	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	8	8	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	9	9	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	10	10	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	11	11	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	12	12	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	13	13	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	14	14	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUEMO	15	15	A	67	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	17	17	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	18	18	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	25	25	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	26	26	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		KONING STRAAT	27	27	A	66	R 1 255 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	28	28	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	29	29	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	30	30	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	31	31	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	32	32	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	34	34	A	66	1255000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	117	117	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	118	118	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	125	125	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	126	126	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		KONING STRAAT	127	127	R	19	R 145 000.00	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	128	128	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	129	129	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	130	130	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	131	131	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	132	132	R	19	145000	78(1)(c)Subdivision
SS BLUE MOUNTAIN MEWS	Paarl	39924		BLUE MOUNTAIN MEWS	134	134	R	19	145000	78(1)(c)Subdivision

Scheme Name/Number	Area	Owner/s**		Physical Address	Unit Number	Flat or Door		Extent sqm	Market Value	Any other prescribed particulars
		Erf No	Redacted - POPIA Compliance			Number	Category			
SS PIETER WIUM (88)	Paarl	41693		PIETER WIUM STREET	1	1	A	222	R 2 480 000.00	78(1)(c)Subdivision
SS PIETER WIUM (88)	Paarl	41693		PIETER WIUM STREET	2	2	A	184	R 2 127 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	203	203	A2	197	R 4 070 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	205	205	A2	147	R 3 080 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	206	206	A2	173	R 3 720 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	207	207	A2	197	R 4 070 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	208	208	A2	197	R 4 070 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	209	209	A2	173	R 3 720 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	210	210	A2	147	R 3 080 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	211	211	A2	147	R 3 080 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	212	212	A2	197	R 3 940 000.00	78(1)(d)IncreaseinMarketValue
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	213	213	A2	226	R 4 520 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	214	214	A2	142	R 2 840 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	215	215	A2	142	R 2 840 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	216	216	A2	164	R 3 280 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	217	217	A2	162	R 3 240 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	218	218	A2	164	R 3 280 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	219	219	A2	162	R 3 240 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	220	220	A2	142	R 2 840 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	221	221	A2	142	R 2 840 000.00	78(1)(c)Subdivision
SS VAL DE VIE EVERGREEN	Val De Vie	957		VDV EVERGREEN	222	222	A2	226	R 4 520 000.00	78(1)(c)Subdivision
						Count		66	Total	R 113 867 000.00

Certification by municipal valuer as contemplated in section 34 (c) of the Act

I, **Andries Klopper** ID number **730112 5172 085** do certify that I have, in accordance with the provisions of the Local Government: Municipal Property Rates Act, 2004 (Act No. 6 of 2004), hereinafter referred to as the "Act", to the best of my skills and knowledge and without fear, favour or prejudice, prepared the **Supplementary Valuation** roll for **Drakenstein** local municipality in terms of the provisions of the Act. In the discharge of my duties as municipal valuer I have complied with **sections 43 and 44** of the Act.

Certified at Jeffrey's Bay this 13th day of October 2023

Registered with the South African Council for the Property Valuers Profession in the category **Professional Valuer** with registration number **4457/4**



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Signature of Municipal Valuer