

Drakenstein Municipality

Supplementary Valuation 3 Financial Year 2025/2026 Batch 1 to 7 Combined

(Saron - Valuation Roll)

**In accordance with Section 78 of the Municipal Property Rates Act 6 of 2004
Kragtens Artikel 78 van die Munisipale Eiendomsbelastingwet 6 van 2004**

Date of valuation : 2024/07/01

Categories Reference

Category	Description
RES	8(2)(a) Residential properties
VACR	8(3) Vacant land Residential
PSI	8(2)(g) Public service infrastructure properties

Geographical Area : Saron

Erf No	Portion	Category	Physical Address	Extent	Value	Other Particulars
23	0	RES	Noustraat 0	1 171 m ²	656 000	Note :- Sect.78(1)(c) Subdivided /Onderverdeel 1923 off Sect.78(4)(c) E.D SV3B3
231	0	RES	Langstraat 0	666 m ²	355 000	Note :- Sect.78(1)(c) Subdivided /Onderverdeel 1944-1947 off Sect.78(4)(c) E.D SV3B2
1923	0	VACR	Noustraat	768 m ²	120 000	Note :- Sect.78(1)(c) Subdivided /Onderverdeel from 23 Sect.78(4)(c) E.D SV3B3
1944	0	VACR	Lang Street	638 m ²	141 000	Note :- Sect.78(1)(c) Subdivided /Onderverdeel from 231 Sect.78(4)(c) E.D SV3B2
1945	0	VACR	Lang street	616 m ²	139 000	Note :- Sect.78(1)(c) Subdivided /Onderverdeel from 231 Sect.78(4)(c) E.D SV3B2
1946	0	VACR	Lang Street	637 m ²	141 000	Note :- Sect.78(1)(c) Subdivided /Onderverdeel from 231 Sect.78(4)(c) E.D SV3B2
1947	0	PSI	Lang Street	188 m ²	1 000	Note :- Sect.78(1)(c) Subdivided /Onderverdeel from 231 Sect.78(4)(c) E.D SV3B2
Saron Totals :- (7 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				4 684 m ²	R 1 553 000	

Totals per Category for Saron

Category	Sites	Extent	Previous extent	Current Value	Previous value
RES	2	1 837 m ²	1 837 m ²	1 011 000	1 011 000
VACR	4	2 659 m ²	2 659 m ²	541 000	541 000
PSI	1	188 m ²	188 m ²	1 000	1 000
Totals	7	4 684 m²	4 684 m²	R 1 553 000	R 1 553 000

CERTIFICATION BY MUNICIPAL VALUER AS CONTEMPLATED IN SECTION 34(C) OF THE ACT

I, Hendrik Coenraad Botha, Identity number 8204085152080 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 valuation roll for Drakenstein 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 Moorreesburg this 13th day of May 2026.

Professional Registration Number with the South African Council for the Property Valuers Profession: 5601
Category of Professional Registration: Professional Valuer.



Hendrik Coenraad Botha

MUNICIPAL VALUER