



LA CAMARGUE

PRIVATE COUNTRY ESTATE



DEVELOPERS' LAND PRICELIST:EXTENSION 3 (PHASE 2)–as at 16th August 2024

EXTENSION3 –DEVELOPERS'LAND				
Old Stand Number	New Stand Number	Size m2	Extension	Purchase Price Incl. VAT
Erf 101	Erf213	1,448	La Camargue Ext. 3	Sold
Erf 102	Erf214	1,398	La Camargue Ext. 3	Sold
Erf 103	Erf215	1,337	La Camargue Ext. 3	Sold
Erf 104	Erf216	1,343	La Camargue Ext. 3	Sold
Erf 105	Erf217	1,408	La Camargue Ext. 3	Sold
Erf 106	Erf218	1,337	La Camargue Ext. 3	Sold
Erf 107	Erf219	1,355	La Camargue Ext. 3	Sold
Erf 108	Erf220	1,386	La Camargue Ext. 3	Sold
Erf 109	Erf221	1,485	La Camargue Ext. 3	Sold
Erf 110	Erf222	1,400	La Camargue Ext. 3	Sold
Erf 111	Erf223	1,561	La Camargue Ext. 3	Sold
Erf 112	Erf224	1,535	La Camargue Ext. 3	Sold
Erf 113	Erf225	1,538	La Camargue Ext. 3	Sold
Erf 114	Erf226	1,584	La Camargue Ext. 3	Sold
Erf 115	Erf227	1,538	La Camargue Ext. 3	Sold
Erf 116	Erf228	1,584	La Camargue Ext. 3	Sold
Erf 117	Erf229	1,690	La Camargue Ext. 3	Sold
Erf 118	Erf230	1,546	La Camargue Ext. 3	Sold
Erf 119	Erf231	1,594	La Camargue Ext. 3	Sold
Erf 120	Erf232	1,591	La Camargue Ext. 3	Sold
Erf 121	Erf233	1,451	La Camargue Ext. 3	Sold
Erf 122	Erf 234	1,252	La Camargue Ext. 3	789,900.00
Erf 123	Erf 235	1,200	La Camargue Ext. 3	789,900.00
Erf 124	Erf236	1,350	LaCamargue Ext. 3	Sold
Erf 125	Erf238	1,267	La Camargue Ext. 3	779,900.00
Erf 126	Erf239	1,226	La Camargue Ext. 3	779,900.00
Erf 127	Erf240	1,433	La Camargue Ext. 3	805,000.00
Erf128	Erf241	1,632	La Camargue Ext. 3	Sold
Erf 129	Erf242	1,427	La Camargue Ext. 3	Sold
Erf130	Erf243	1,405	La Camargue Ext. 3	Sold
Erf 131	Erf 244	1,211	La Camargue Ext. 3	799,900.00
Erf 132	Erf 245	1,275	La Camargue Ext. 3	799,900.00
Erf 133	Erf 246	1,275	La Camargue Ext. 3	799,900.00
Erf134	Erf 247	1,297	La Camargue Ext. 3	Sold
Erf 135	Erf 248	1,276	La Camargue Ext. 3	799,900.00

EXTENSION 1–DEVELOPERS'LAND				
Old Stand Number	New Stand Number	Size m2	Extension	Purchase Price Incl. VAT
Erf 136	Erf 249	1,276	La Camargue Ext. 3	799,900.00
Erf 137	Erf 250	1,232	La Camargue Ext. 3	799,900.00
Erf 138	Erf 251	1,276	La Camargue Ext. 3	799,900.00
Erf 139	Erf 252	1,277	La Camargue Ext. 3	799,900.00
Erf 140	Erf 253	1,297	La Camargue Ext. 3	Sold
Erf 141	Erf 254	1,274	La Camargue Ext. 3	799,900.00
Erf 142	Erf255	1,456	La Camargue Ext. 3	Sold
Erf 143	Erf256	1,522	La Camargue Ext. 3	Sold
Erf 144	Erf 257	1,275	La Camargue Ext. 3	825,900.00
Erf 145	Erf 258	1,266	LaCamargue Ext. 3	825,900.00
Erf146	Erf259	1,308	LaCamargue Ext. 3	Sold
Erf 147	Erf 260	1,203	La Camargue Ext. 3	825,900.00
Erf 148	Erf 261	1,276	La Camargue Ext. 3	825,900.00
Erf 149	Erf262	1,260	LaCamargue Ext. 3	Sold
Erf 150	Erf263	1,368	LaCamargue Ext. 3	Sold
Erf 152/1	Erf 237	1,902	La Camargue Ext. 3	950,000.00
Erf 152/2	Erf 264	1,409	LaCamargue Ext. 3	Sold
Erf 152/3	Erf 265	1,294	La Camargue Ext. 3	825,900.00
Erf 153/1	Erf 280	1,348	LaCamargue Ext. 3	Sold
Erf 153/2	Erf 279	1,011	La Camargue Ext. 3	785,000.00
Erf 153/3	Erf278	1,006	La Camargue Ext. 3	Sold
Erf 153/4	Erf 277	1,184	La Camargue Ext. 3	785,000.00
Erf 153/5	Erf276	1,385	La Camargue Ext. 3	Sold
Erf 153/6	Erf275	1,143	La Camargue Ext. 3	Sold
Erf 153/7	Erf274	1,000	La Camargue Ext. 3	799,900.00
Erf 153/8	Erf273	1,094	La Camargue Ext. 3	Sold
Erf 153/9	Erf272	1,142	La Camargue Ext. 3	Sold
Erf 153/10	Erf271	1,192	La Camargue Ext. 3	Sold
Erf 153/11	Erf 270	1,336	La Camargue Ext. 3	Sold
Erf 153/12	Erf269	1,159	La Camargue Ext. 3	Sold
Erf 153/13	Erf268	1,260	La Camargue Ext. 3	Sold
Erf 153/14	Erf267	1,124	La Camargue Ext. 3	Sold
Erf 153/15	Erf266	1,179	La Camargue Ext. 3	Sold
Erf 153/16	Erf212	1,481	La Camargue Ext. 3	Sold
Erf153/17	Erf 211	1,071	La Camargue Ext. 3	799,900.00
Erf153/18	Erf 210	1,071	La Camargue Ext. 3	Sold

DEVELOPERS' PRICES INCLUDE VAT @ 15% AND ARE SUBJECT TO CHANGE WITHOUT NOTIFICATION
 NO TRANSFER DUTY APPLICABLE
 TRANSFER FEES INCLUDED IN PRICES QUOTED



RESALE LAND - EXCLUSIVE MANDATES as at 16th August 2024

Stand number	Size m2	Extension	Purchase Price	Build by Date
Erf 15	1,323	La Camargue Proper	744, 000	Construction to start within 6 months from date of registration
Erf 18	1,274	La Camargue Proper	805, 000	Construction to start within 6 months from date of registration
Erf 26&27(Erf 208)	2,548	La Camargue Proper	1, 600, 000	Construction to start with in 6 months from date of registration
Erf 59	1,077	La Camargue Proper	880, 000	Construction to start within 6 months from date of registration
Erf 61	1,265	La Camargue Proper	795, 000	Construction to start within 6 months from date of registration
Erf 85	1,240	La Camargue Proper	765, 000	Construction to start with in 6 months from date of registration
Erf 89	1,274	La Camargue Proper	805,000 (with plans)	Note: Plans available have been approved by LCHOA ONLY Construction to start within 6 months from date of registration
Erf 91	1,372	La Camargue Proper	775, 000	Construction to start with in 6 months from date of registration
Erf 91	1,372	La Camargue Proper	850, 000 950,000 (with plans)	Note: Plans available have NOT been approved by LCHOA or Madibeng Municipality Construction to start with in 6 months from date of registration
Erf 164	1,312	La Camargue Ext. 2	925, 000	Construction to start with in 6 months from date of registration
Erf 181	1,301	La Camargue Ext. 2	840, 000	Construction to start with in 6 months from date of registration
Erf 182	1,529	La Camargue Ext. 2	920, 000	Construction to start with in 6 months from date of registration
Erf 193	1,723	La Camargue Ext. 2	1,250, 000	Construction to start with in 6 months from date of registration



HOUSES AVAILABLE – as at 16th August 2024

Your NEW Home					
Stand Number	Stand Size m2	House Size m2	Description	Extension	Purchase Price
Erf 3/3	510	196	<p>RESALE HOUSE: TRANSFER DUTY APPLICABLE</p> <p>3 bedrooms, 2 bathrooms, single garage & a carport. Main bedroom has en-suite bathroom (bath, shower & double basin). Covered patio with braai area & sliding doors that open up to northern majestic mountain views</p> <p>Occupation: upon registration</p>	La Camargue Proper Phase 1	2,300,000
Erf 4/4	311	132	<p>RESALE HOUSE: TRANSFER DUTY APPLICABLE</p> <p>Modern open plan kitchen, lounge, dining and patio area. Patio opens with double aluminum sliding doors to braai area. 2 Bedrooms, single garage. Main bedroom has en-suite bathroom (bath).</p> <p>Second bathroom (shower).</p> <p>Occupation: upon registration</p>	La Camargue Proper Phase 1	1,820,000
Erf 8	982	380	<p>DEVELOPER'S HOUSE: NO TRANSFER DUTY</p> <p>4 bedroom, 3 bathrooms, triple garage with open storage space and additional store room, modern finishes, solar geyser plus panels, northern majestic mountain views, braai/entertainment room, kitchen with separate scullery plus pantry, courtyard, swimming pool, water feature & garden. Finishes to be client's personal choice.</p> <p>Occupation: Upon completion</p>	La Camargue Proper Phase 1	4,500,000
Erf 24	1278	437	<p>RESALE HOUSE: TRANSFER DUTY APPLICABLE</p> <p>3 bedroom, 3 bathrooms, triple garage & double covered parking. Main bedroom has a spacious en-suite bathroom (bath, shower & double basin). Bedrooms 2 & 3 have a spacious, en-suite bathroom (bath, shower & double basin). Spacious entrance hall with open plan lounge & dining room, modern kitchen & separate scullery. Patio opens with doors to braai area. Northern majestic mountain views.</p> <p>Occupation: Upon registration</p>	La Camargue Proper Phase 1	3,495,000
Erf 34	1077	432	<p>RESALE HOUSE: TRANSFER DUTY APPLICABLE</p> <p>4 bedroom, 3 bathrooms, double garage & ample open parking space that leads to the back of the house, solar panels with 90% off-the-grid capability, braai/entertainment room, kitchen with separate scullery plus pantry, courtyard. Extra features include a swimming pool with a deck & a boma.</p> <p>Occupation: Upon registration</p>	La Camargue Proper Phase 1	4,200,000



HOUSES AVAILABLE – as at 16th August 2024

Your NEW Home					
Stand Number	Stand Size m2	House Size m2	Description	Extension	Purchase Price
Erf 39	1191	284	<p>RESALE HOUSE : TRANSFER DUTY APPLICABLE</p> <p>4 bedroom, 3 bathrooms, pyjama lounge double garage. Main bedroom has a spacious en-suite bathroom (bath, shower & double basin). Modern open kitchen, living area & enclosed patio with a braai area. Swimming pool, borehole & water tank.</p> <p>Occupation: upon registration</p>	La Camargue Proper Phase 1	3,895,000
Erf 51	1248	560	<p>RESALE HOUSE: TRANSFER DUTY APPLICABLE</p> <p>Brand new move-in-ready home with its blend of modern finishes. Spaciously designed with 5 bedrooms, 5 en-suite bathrooms, double garage, study, pyjama lounge, a covered braai patio, Modern open plan kitchen, lounge, dining with a gas fireplace. Swimming pool with a water feature. Borehole & water tank.</p> <p>Occupation: upon registration</p>	La Camargue Proper Phase 1	6,240,000
Erf 74	1274	206	<p>RESALE HOUSE: TRANSFER DUTY APPLICABLE</p> <p>4 Bedrooms, 3 bathrooms, single garage & carpot with a paved driveway for extra parking space. Main bedroom has an en-suite bathroom (bath, shower & double basin) & dressing room. Kitchen with separate scullery, open plan lounge & dining area that opens up to patio with braai area.</p> <p>Occupation: upon registration</p>	La Camargue Ext. 2 Phase 3	2,650,000
Erf 196/32	398	175	<p>RESALE HOUSE: TRANSFER DUTY APPLICABLE</p> <p>3 Bedrooms, 2.5 bathrooms home on a corner stand. Main bedroom has an en-suite bathroom (bath, shower & basin). Modern open plan kitchen, lounge, dining area with a gas fireplace, the patio opens with aluminum sliding doors leading to braai area. Patio opens with double aluminium sliding doors to braai area with garden. Double garage & 2 open parking spaces.</p> <p>Occupation: upon registration</p>	La Camargue Ext. 2 Phase 3	2,295,000



RENTALHOMES – asat 16th August 2024

Your NEW Home						
Stand Number	Stand Sizem2	HouseSize m2	Description	Extension	Occupation Date	RentalPrice
Erf 4/4	311	132	<p>RENTAL HOUSE</p> <p>Modern open plan kitchen, lounge, dining and patio area. Patio opens with double aluminum sliding doors to braai area. 2 Bedrooms, single garage. Main bedroom has en-suite bathroom (bath). Second bathroom (shower).</p>	La Camargue Proper Phase 1	1 August 2024	15,000
Erf 196/22	442	175	<p>RENTAL HOUSE</p> <p>3 Bedrooms, 2.5 bathrooms. Main bedroom has an en-suite bathroom (bath, shower & basin). Modern open plan kitchen, lounge, dining area, the patio opens with aluminum sliding doors leading to braai area. Patio opens with double aluminium sliding doors to braai area with garden. Double garage & 2 open parking spaces.</p>	La Camargue Ext. 2 Phase 3	Immediately	22,500
Erf 196/32	398	175	<p>RENTAL HOUSE</p> <p>3 Bedrooms, 2.5 bathrooms home on a corner stand. Main bedroom has an en-suite bathroom (bath, shower & basin). Modern open plan kitchen, lounge, dining area with a gas fireplace, the patio opens with aluminum sliding doors leading to braai area. Patio opens with double aluminium sliding doors to braai area with garden. Double garage & 2 open parking spaces.</p>	La Camargue Ext. 2 Phase 3	Immediately	19,900



The following is offered at La Camargue Private Country Estate:

! **Low density, country lifestyle**

- The estate is situated on ninety-two hectares of pristine bushveld land and is framed by the picturesque Magaliesberg Mountains.
- Out of the 92 hectares over 50% of the entire estate consists of parkland for the use of the residents.
- A key feature of the estate will be the rehabilitation of natural lakes and streams coursing through the site, providing sanctuary for birds and wildlife. With recreational areas for its residents with the addition of walking and cycling trails and bird hides. An internationally recognized environmentalist has been commissioned on this matter.
- The estate also has approval for a small office component, which will allow residents to walk to work and will be wired for state-of-the-art communication and entertainment facilities.

! **Wildlife Estate**

- Blesbuck
- Duiker (blue duiker and common duiker)
- Wildebeest
- Impala
- Porcupine
- Nyalas
- Springbok
- Wild hares
- Wild hedgehogs
- Abundance of birdlife

! **Architectural style:** Modern country architecture style allowed on the estate.

! **Clubhouse :** The residents' clubhouse which will overlook the parkland between phase 1 and phase 2 and will follow the Modern Country architectural style along with the gatehouse. Facilities at the club will include a communal area for social gatherings, kitchen facilities, toilets and shaded veranda for sunset cocktails. Outside facilities will consist of a built-in braai area, swimming pool and other amenities as required (and voted) by the majority of the residents.

! **Security**

- 24 hours patrol security vehicle based within the estate and exclusively for the use of our estate only.
- 24 hours security guards on duty at Gatehouse entrance and the extent of the estate.
- Biometric, fully automated access system (face detection, fingerprint or card access) at the entrance of the estate.
- Electric fence, fully monitored electronically (off-site) by camera on the full perimeter of the estate.

Visit our Facebook page <https://www.facebook.com/lacamargueprivatecountryestate/> or website for some more photos and other information.



LA CAMARGUE

PRIVATE COUNTRY ESTATE

IMPORTANT CONTACT NUMBERS:	
Director:	Tania Fourie Cell: 083 415 7512 // Email: tania@lacamargue.co.za
Estate Manager:	Alfred O'Reilly Cell: 083 753 1199 // Email: alfredoreilly@lacamargue.co.za
Property Accountant & Administrator	Bonolo Gopane Cell: 066 129 0013 // E-mail: bonolo@lacamargue.co.za
Property Sales Executive:	Armand Fourie Cell: 076 041 9314 // Email: armand@lacamargue.co.za
Property Sales Executive:	Annita Steyn Cell: 072 377 4430 // Email: annita@lacamargue.co.za
Property Sales Executive:	Tonya Oberholzer Cell: 083 308 0570 // Email: tonya@lacamargue.co.za
Project Architect:	Schnitter & Company Architects Madeleen Schnitter Cell: 083 290 6097 // Email: madeleen@schnitter.co.za
Project Architect:	Minnaar Werkman Architects Donette Werkman Cell: 082 855 3971 // Email: donette@mwarchitects.co.za



APPROVED BUILDING CONTRACTORS @ La Camargue Private Country Estate (in alphabetical order) Asat 22 nd April 2024	
Build 2000	Morne van Eyk Cell: 0609744771 Email: morne@build2000.co.za
Elpida SA Construction & Project Management	Arnold Els Cell: 0838334511 Email: arnold@elpidasa.co.za
ExclusiveBuild	Johan/Samuel Cell: 083 630 5822/ 078914 0544 Email: exclusivebuild1957@gmail.com
Poelano Developments	Vivien Willemse Cell: 082 301 7192/ 085 319 5291 Email: Poelanodevelopments@gmail.com
TCBuildingProjects (Pty) Ltd	Tommy Hanekom Cell: 072 676 1131 Email: tcpro77@gmail.com