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# Cederberg Municipality

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SV2 VALUATION ROLL 2023/ 2024  
BATCH 2

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## HCB Property Valuations

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HCB Property Valuations CC

**Head Office**  
PO Box 247  
Moorreesburg  
Western Cape  
7310  
Tel – 0861 422 669

I, \_\_\_\_\_ in my capacity as  
\_\_\_\_\_ hereby confirm receipt of the  
Valuation Roll on \_\_\_\_\_ in accordance with Section 49(1).

\_\_\_\_\_  
Signature

**Munisipaliteit CEDERBERG Municipality**

Supplementary valuation roll for the financial years 2022/23, 2023/24, 2024/25, 2025/26

Date of valuation : 2021/09/01

Erf / Portion-Unit	Category/Art/Sect/Date	Account no	Township	Suburb	Situation address	Owner name	Extent (m²/Ha)	Valuation	Flags	Comment	Impl date
104 / 00000	RES - - 2024/05/01	000000379653	Clanwilliam	CLANWILLIAM SU	15 PARKSTRAAT	KOEGELEBERG WJK	1 302 m²	1,152,000		Additions to Dwelling - 11m²	
227 / 00000	BUS - - 2024/05/01	000000370629	Clanwilliam	CLANWILLIAM SU	9 VOORTREKER STRAAT	VAN ZYL SA	744 m²	990,000		Outbuilding -73m²	
598 / 00000	RES - - 2024/05/01	000000378345	Clanwilliam	CLANWILLIAM SU	25 SIPRESLAAN	JOHATHAN / HANKEY L & J	496 m²	390,000		Additions - 80m²	
762 / 00000	RES - - 2024/05/01	000000363597	Clanwilliam	CLANWILLIAM SU	22 DENNESTRAAT	BLOM WD &	371 m²	277,000		Incomplete Additions	
830 / 00000	RES - - 2024/05/01	000000379040	Clanwilliam	CLANWILLIAM SU	5 MILNERSTRAAT	TIETIES CCD	300 m²	357,000		New Dwelling	
918 / 00000	RES - - 2024/05/01	000000163767	Clanwilliam	CLANWILLIAM SU	3 PRES. BRANDSTRAAT	KOEGELEBERG IJ	1 090 m²	1,644,000		Carport - 36m²	
1035 / 00000	RES - - 2024/05/01	000000313204	Clanwilliam	CLANWILLIAM SU	2 ARNOLD STRAAT	WESSELS S.L.	3 968 m²	3,700,000		New Hall & Covered Stoep	
1058 / 00000	RES - - 2024/05/01	000000378062	Clanwilliam	CLANWILLIAM SU	37 PROTEASTRAAT	PHEIFFER SU	628 m²	774,000		Garage & Entertainment Area -39m²	
1308 / 00000	RES - - 2024/05/01	000000379698	Clanwilliam	CLANWILLIAM SU	59 BLOEKOMLAAN	ZIMRI J	318 m²	252,000		Incomplete Additions - 24m²	
1322 / 00000	RES - - 2024/05/01	000000172779	Clanwilliam	CLANWILLIAM SU	26 SUIKERBOSLAAN	KWAGO TM R	279 m²	234,000		Covered Stoep - 20m², Carport - 19m²	
1333 / 00000	RES - - 2024/05/01	000000310147	Clanwilliam	CLANWILLIAM SU	SUIKERBOSLAAN 48	SEPTEMBER GSA	321 m²	224,000		Carport - 19m²	
1342 / 00000	RES - - 2024/05/01	000000173290	Clanwilliam	CLANWILLIAM SU	23 WILGERSTRAAT	BEUKES J & M	274 m²	318,000		Additions to Dwelling - 52m²	
1372 / 00000	RES - - 2024/05/01	000000309247	Clanwilliam	CLANWILLIAM SU	34 KERSBOSLAAN	MAARMAN JJA &	275 m²	266,000		Additions to Dwelling - 41m²	
1525 / 00000	RES - - 2024/05/01	000000176741	Clanwilliam	CLANWILLIAM SU	29 Ceder Park	CLANWILLIAM LEISURE HOMES	53 128 m²	21,200,000		Additions & Alterations made to Unit 49	
1583 / 00000	RES - - 2024/05/01	000000378343	Clanwilliam	CLANWILLIAM SU	11 AUGSBURGWEG	MCNALLY SLJ	340 m²	1,992,000		Additions to Dwelling - 42m², New Covered Verandah -70m²	
1950 / 00000	RES - - 2024/05/01	000000178562	Clanwilliam	CLANWILLIAM SU	12 JAKARANDA STRAAT	KOOPMAN TMM	455 m²	337,000		New Dwelling	
2021 / 00000	RESV - - 2024/05/01	000000179774	Clanwilliam	CLANWILLIAM SU	0 Unknown street	CLAYDEN GR	1 500 m²	350,000	V	Value Adjusted	
2101 / 00000	RES - - 2024/05/01	000000379228	Clanwilliam	CLANWILLIAM SU	2101 HENNIE DU PLESSIS CLOSE	SWAN GC	1 428 m²	858,000		New Dwelling	
2194 / 00000	RES - - 2024/05/01	000000379144	Clanwilliam	CLANWILLIAM SU	2A PARKSTRAAT	BURGER IM	512 m²	941,000		Covered Stoep - 25m²	
2279 / 00000	RES - - 2024/05/01	000000378481	Clanwilliam	CLANWILLIAM SU	13 WATSONIA STRAAT	MCKENNA GBM &	250 m²	562,000		Additions to Dwelling - 8m²	
2285 / 00000	RES - - 2024/05/01	000000184816	Clanwilliam	CLANWILLIAM SU	25 WATSONIA STRAAT	MUNISIPALITEIT	250 m²	405,000		New Dwelling	
2308 / 00000	RES - - 2024/05/01	000000185136	Clanwilliam	CLANWILLIAM SU	27 VOORTREKER STRAAT	VISSER GJ	1 294 m²	1,465,000		Additions to Dwelling - 16m², Garage & Workshop - 70m²	
2442 / 00000	BUS - - 2024/05/01	000000377985	Clanwilliam	CLANWILLIAM SU	PLEINSTRAAT	ALBERT SMIT TRUST	417 m²	1,720,000		Additions to Office -66m²	
2493 / 00000	RES - - 2024/05/01	000000188546	Clanwilliam	CLANWILLIAM SU	3 NERINA STRAAT	GOEIEMAN S	184 m²	198,000		Additions to Dwelling - 55m²	
2673 / 00000	RES - - 2024/05/01	000000378346	Clanwilliam	CLANWILLIAM SU	11 PARKSTRAAT	LOTTER M	2 713 m²	1,171,000		Additions to Dwelling -174m²	
2747 / 00000	RES - - 2024/05/01	000000151360	Clanwilliam	CLANWILLIAM SU	PARKSTRAAT 3	LEHMANN & SPILSBURY M & C	8 460 m²	2,317,000		Additions	
2776 / 00000	RES - - 2024/05/01	000000377545	Clanwilliam	CLANWILLIAM SU	6B BERGSIGSTRAAT	HARMSE CA &	545 m²	1,158,000		Braai -12m²	
2897 / 00000	RES - - 2024/05/01	000000379431	Clanwilliam	CLANWILLIAM SU	OU KAAPSE WEG	BLUE MOUNTAIN VIEW TRUST	481 m²	900,000		New Dwelling	
2908 / 00000	RES - - 2024/05/01	000000378063	Clanwilliam	CLANWILLIAM SU	OU KAAPSE WEG	VAN ZYL TA	507 m²	1,005,000		New Dwelling	
2909 / 00000	RES - - 2024/05/01	000000378873	Clanwilliam	CLANWILLIAM SU	OU KAAPSE WEG	VAN RENSBURG T	486 m²	920,000		New Dwelling	
2923 / 00000	RES - - 2024/05/01	000000379589	Clanwilliam	CLANWILLIAM SU	Unknown street	BOTES / DE WAAL GWP &	448 m²	1,100,000		Additions to Dwelling -48m², Garage -24m²	
2959 / 00000	BUS - - 2024/05/01	000000318361	Clanwilliam	CLANWILLIAM SU	0 HOOFSTRAAT	THE BASH TRUST	3 626 m²	1,350,000		Additions	
3496 / 00000	RES - - 2024/05/01	000000378872	Clanwilliam	CLANWILLIAM SU	12 DIAMANDSINGEL	KOTZE JD	181 m²	264,000		Additions to Dwelling -53m², Stoep - 6m²	
3562 / 00000	RES - - 2024/05/01	000000317495	Clanwilliam	CLANWILLIAM SU	3 PLATINUM AVENUE 3	TSOLO S	150 m²	164,000		Additions to Dwelling -6m², Stoep - 8m²	
3635 / 00000	RES - - 2024/05/01	000000317270	Clanwilliam	CLANWILLIAM SU	29 EMERALD AVENUE	MAGAIANA NS	150 m²	182,000		Incomplete Additions	

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Erf / Portion-Unit	Category/Art/Sect/Date	Account no	Township	Suburb	Situation address	Owner name	Extent (m²/Ha)	Valuation	Flags	Comment	Impl date
3750 / 00000	RES - - 2024/05/01	000000379335	Clanwilliam	CLANWILLIAM SU	PARKSTRAAT	HENDRICKS D & J	444 m²	648,000		New Dwelling	
3763 / 00000	RES - - 2024/05/01	000000379154	Clanwilliam	CLANWILLIAM SU	39 CEDERBERG CRESCENT	MATTHYS VH	613 m²	744,000		Incomplete Dwelling -107m²	
3945 / 00000	RES - - 2024/05/01	000000354105	Clanwilliam	CLANWILLIAM SU	37 PARK STRAAT	AMAKWA CONSULTING PTY LTD	160 m²	1,543,000		New Dwellings	
1033 / 00000	RES - - 2024/05/01	000000195720	Citrusdal	CITRUSDAL 220	93 KERKSTRAAT	BRUWER ADUT	1 844 m²	2,328,000		Additions to existing unit -17m², New unit - 364m², Garage - 56m²	
1051 / 00000	RES - - 2024/05/01	000000195783	Citrusdal	CITRUSDAL 220	56 HOOPSTRAAT	ALBERTS CJ	922 m²	1,604,000		Additions to Dwelling - 182m²	
1135 / 00000	RES - - 2024/05/01	000000346263	Citrusdal	CITRUSDAL 220	88 VOORTREKKER STREET	H222 PROPRIETARY LIMITED	0 m²	0	V	Subdivision to Erven 4464 - 4470 & 4475	
1276 / 00000	RES - - 2024/05/01	000000378351	Citrusdal	CITRUSDAL 220	86 LOOPSTRAAT	ZENPROP 461	1 828 m²	1,300,000		Grage -35m²	
1276 / 00001	BUS - - 2024/05/01	000127600001	Citrusdal	CITRUSDAL 220	LOOPSTRAAT	ZENPROP 461	0 m²	260,000		Office & Hair Salon - 52m²	
1318 / 00000	RES - - 2024/05/01	000000355395	Citrusdal	CITRUSDAL 220	37 HOOPSTRAAT	WOLMARANS L VAN GEEMS FGA	1 402 m²	1,120,000		Store Room - 19m²	
1437 / 00000	RES - - 2024/05/01	000000199925	Citrusdal	CITRUSDAL 220	85 PARKSTRAAT	BRINK DG	911 m²	1,008,000		Additions to Dwelling - 9m², Garage -38m², Patio-25m², Laundry room -1	
1484 / 00000	RES - - 2024/05/01	000000200659	Citrusdal	CITRUSDAL 220	12 KERKSTRAAT	JEFTHAS PL &	922 m²	1,445,000		Additions to Dwelling & Garage	
1532 / 00000	BUS - - 2024/05/01	000000201652	Citrusdal	CITRUSDAL 220	0 LOOPSTRAAT	CITRUSDAL SENTRALE SPORT	31 642 m²	4,540,000		New Store Room -24m²	
1563 / 00000	RES - - 2024/05/01	000000350140	Citrusdal	CITRUSDAL 220	3 DANCKAERTSTRAAT	VAN DER MERWE AJW E	1 695 m²	1,499,000		Additions -75m²	
1690 / 00000	RES - - 2024/05/01	000000379156	Citrusdal	CITRUSDAL 220	48 HOOPSTRAAT	J M J FAMILY TRUST	1 844 m²	1,650,000		Office -23m²	
1761 / 00000	IND - - 2024/05/01	000000378716	Citrusdal	CITRUSDAL 220	LOOPSTRAAT	TIENIE PETROLEUM PTY LTD	2 099 m²	700,000		Diesel Tanks -111m²	
1789 / 00000	RES - - 2024/05/01	000000211121	Citrusdal	CITRUSDAL 221	21 EIKELAAN	BLOM P HC	321 m²	291,000		Additions to Dwelling - 16m², Shop -23m²	
1892 / 00000	RES - - 2024/05/01	000000377222	Citrusdal	CITRUSDAL 220	28 MULLERSTRAAT	JANCOR TRUST	3 380 m²	2,178,000		Additions & Alterations - 37m²	
2132 / 00000	RES - - 2024/05/01	000000213898	Citrusdal	CITRUSDAL 221	3 ANEMOONSTRAAT	CYSTER VD	378 m²	387,000		Covered Stoep -40m²	
2321 / 00000	RES - - 2024/05/01	000000376966	Citrusdal	CITRUSDAL 220	27 HOOPSTRAAT	VAN DER WESTHUIZEN SJ &	1 154 m²	1,400,000		Additions to Outbuilding - 9m², Pool - 12m², U/R Stoep -28m²	
2444 / 00000	BUS - - 2024/05/01	000000216715	Citrusdal	CITRUSDAL 221	115 VOORTREKKERSTRAAT	GERBER E	444 m²	1,200,000		Store - 57m², Canopy - 20m²	
2829 / 00000	RES - - 2024/05/01	000000373806	Citrusdal	CITRUSDAL 220	20A ORANJESTRAAT	J L C E C INV PTY LTD	850 m²	927,000		2nd Dwelling - 80m²	
2839 / 00000	BUS - - 2024/05/01	000000208295	Citrusdal	CITRUSDAL 220	66 VOORTREKKERSTRAAT	KEYMAX INV 130 PTY LTD	8 649 m²	3,800,000		Carport & Solar Panels	
3190 / 00000	RESV - - 2024/05/01	000000379439	Citrusdal	CITRUSDAL 221	54 OLIENHOUTSTRAAT	SOBEKWA JD	240 m²	50,000		Revalued - the house burned down	
3672 / 00000	RES - - 2024/05/01	000000375345	Citrusdal	CITRUSDAL 220	27 HOOPSTRAAT	NEFDT M	690 m²	810,000		2nd Dwelling - 32m²	
4122 / 00000	RES - - 2024/05/01	000000379102	Citrusdal	CITRUSDAL 220	30 LEMON STREET	FRANSMAN A & J	180 m²	250,000		New Property	
4211 / 00000	RES - - 2024/05/01	000000379137	Citrusdal	CITRUSDAL 220	8 MARMALADE STREET	DOURIE P&M	173 m²	636,000		New Dwelling	
4260 / 00000	RES - - 2024/05/01	000000378893	Citrusdal	CITRUSDAL 220	11 NELSON MANDELA AVENUE	FORTUIN J & M	160 m²	200,000		Covered Stoep - 31m²	
4444 / 00000	RES - - 2024/05/01	000000377963	Citrusdal	CITRUSDAL 220	83 HOOPSTRAAT	DU TOIT FG	1 792 m²	1,283,000		Additions -89m²	
4464 / 00000	RESV - - 2024/05/01	000000379502	Citrusdal	CITRUSDAL 220		H222 PTY LTD	270 m²	94,000	V	New Property - Subdivision from Erf 1135	
4465 / 00000	RESV - - 2024/05/01	000446500000	Citrusdal	CITRUSDAL 220	LOOP STREET	H222 PTY LTD	241 m²	84,000	V	New Property - Subdivision from Erf 1135	
4466 / 00000	RESV - - 2024/05/01	000446600000	Citrusdal	CITRUSDAL 220	71 LOOP STREET	H222 PTY LTD	611 m²	210,000	V	New Property - Subdivision from Erf 1135	
4467 / 00000	RESV - - 2024/05/01	000446700000	Citrusdal	CITRUSDAL 220	90 VOORTREKKER STREET	H222 PTY LTD	638 m²	190,000	V	New Property - Subdivision from Erf 1135	
4468 / 00000	RESV - - 2024/05/01	000446800000	Citrusdal	CITRUSDAL 220	71 LOOP STREET	H22 PTY LTD	569 m²	170,000	V	New Property - Subdivision from Erf 1135	
4469 / 00000	RESV - - 2024/05/01	000446900000	Citrusdal	CITRUSDAL 220	71 LOOP STREET	H222 PTY LTD	241 m²	84,000	V	New Property - Subdivision from Erf 1135	
4470 / 00000	RESV - - 2024/05/01	000447000000	Citrusdal	CITRUSDAL 220	71 LOOP STREET	H22 PTY LTD	270 m²	94,000	V	New Property - Subdivision from Erf 1135	

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4475 / 00000	RES - - 2024/05/01	000000379485	Citrusdal	CITRUSDAL 220	VOORTREKKERSTRAAT	STRASSBERGER BELEGGINGS CC	626 m²	850,000		New Property - Subdivision from Erf 1135	
145 / 00000	PSP - - 2024/05/01	000000246903	Lambertsbaai	LAMBERTSBAAI 3	14 SKOOLSTRAAT	DEP PUBLIC WORKS AND INFRA	17 131 m²	11,000,000		Pre- Fab Classrooms - 610m², Toilets - 27m²	
226 / 00000	RES - - 2024/05/01	000000379599	Lambertsbaai	LAMBERTSBAAI 3	KERK STRAAT	WIESE H	683 m²	400,000		Incomplete Dwelling	
251 / 00000	RES - - 2024/05/01	000000248940	Lambertsbaai	LAMBERTSBAAI 3	7 VOORTREKKERSTRAAT	LOUW MJ &	644 m²	2,200,000		Garage -27m²	
509 / 00000	RES - - 2024/05/01	000000372986	Lambertsbaai	LAMBERTSBAAI 3	88 STRANDSTRAAT	BURGER GJJ	644 m²	2,966,000		Braai Area - 31m²	
530 / 00000	RES - - 2024/05/01	000000361864	Lambertsbaai	LAMBERTSBAAI 3	15 HOOGSTRAAT	NEL HAJ &	644 m²	1,466,000		Garage - 19m²	
615 / 00000	RES - - 2024/05/01	000000254781	Lambertsbaai	LAMBERTSBAAI 3	9 DF MALANSTRAAT	LEHMANN C	709 m²	1,305,000		Carport - 51m²	
650 / 00000	RES - - 2024/05/01	000000255200	Lambertsbaai	LAMBERTSBAAI 3	19 HOOFWEG	SCHREUDER H	750 m²	1,180,000		Flat - 58m², Stoep - 20m²	
720 / 00000	RES - - 2024/05/01	000000379394	Lambertsbaai	LAMBERTSBAAI 3	5 PAUL KRUGERSTRAAT	CARY MM	9 374 m²	1,261,000		New Dwelling	
871 / 00000	RES - - 2023/10/01	000000379570	Lambertsbaai	LAMBERTSBAAI 3	103 STRANDSTRAAT	CARL STEPHAN TRUST	775 m²	1,414,000		Effective Date Updated to 1/10/2023	
877 / 00000	RES - - 2024/05/01	000000379302	Lambertsbaai	LAMBERTSBAAI 3	104 STRANDSTRAAT	DU TOIT DE	773 m²	1,277,000		New Dwelling	
879 / 00000	RES - - 2024/05/01	000000377471	Lambertsbaai	LAMBERTSBAAI 3	108 STRANDSTRAAT	DROOGE VALLEI AARTAPPELS PTY L	787 m²	1,644,000		Carport - 50m²	
912 / 00000	RES - - 2024/05/01	000000378328	Lambertsbaai	LAMBERTSBAAI 3	23 CLOETESTRAAT	PETERSEN MM	450 m²	459,000		Store & Garage -26m²	
945 / 00000	POWC - - 2024/05/01	000000266628	Lambertsbaai	LAMBERTSBAAI 3	0 COETZEESTRAAT	AME KERK	1 571 m²	600,000		Incomplete Additions	
1053 / 00000	RES - - 2024/05/01	000000377443	Lambertsbaai	LAMBERTSBAAI 3	257 BESTERSTRAAT	SOLOMONS PA &	469 m²	301,000		Incomplete Garage	
1058 / 00000	RES - - 2024/05/01	000000268209	Lambertsbaai	LAMBERTSBAAI 3	140 BEZUIDENHOUTSTRAAT	VISAGIE K	274 m²	253,000		Incomplete Additions	
1094 / 00000	RES - - 2024/05/01	000000379340	Lambertsbaai	LAMBERTSBAAI 3	154 BEZUIDENHOUTSTRAAT	KOOPMAN F & R	484 m²	305,000		Incomplete Additions	
1154 / 00000	RES - - 2024/05/01	000000269700	Lambertsbaai	LAMBERTSBAAI 3	66 LIZZIE BRETTSTRAAT	HENDRICKS D & S	316 m²	294,000		Additions to Dwelling - 22m²	
1209 / 00000	RES - - 2024/05/01	000000270769	Lambertsbaai	LAMBERTSBAAI 3	32 CONSALVESSTRAAT	TOONTJIES FJ	364 m²	490,000		Garage - 26m², Carport - 20m²	
1283 / 00000	RES - - 2024/05/01	000000272364	Lambertsbaai	LAMBERTSBAAI 3	127 RUITERSTRAAT	KOOZEN A	382 m²	325,000		Carport - 55m²	
1371 / 00000	RES - - 2024/05/01	000000378674	Lambertsbaai	LAMBERTSBAAI 3	10 OTTERDAMSTRAAT	I S W VAN ZYL TRUST	1 359 m²	1,048,000		Additions to Dwelling - 37m²	
1614 / 00000	RES - - 2024/05/01	000000378378	Lambertsbaai	LAMBERTSBAAI 3	8 SARATOGASLOT	HAYES M	495 m²	600,000		Incomplete Dwelling	
1625 / 00000	RES - - 2024/05/01	000000378561	Lambertsbaai	LAMBERTSBAAI 3	13 PENGUINSTRAT	BISHOP H & E	400 m²	1,166,000		Enclosed Stoep- 22m²	
1628 / 00000	RES - - 2024/05/01	000000379130	Lambertsbaai	LAMBERTSBAAI 3	1 SARATOGASLOT	BOSMAN DHJ &	400 m²	1,391,000		Carport - 39m²	
1632 / 00000	RES - - 2024/05/01	000000379159	Lambertsbaai	LAMBERTSBAAI 3	9 SARATOGASLOT	MOCKE MH &	400 m²	1,000,000		Incomplete Outbuilding	
1660 / 00000	RES - - 2024/05/01	000000376998	Lambertsbaai	LAMBERTSBAAI 3	6 JASUS LALANDISTRAAT	SMIT PJ &	450 m²	1,883,000		Braai Area -20m²	
1750 / 00000	RES - - 2024/05/01	000000379373	Lambertsbaai	LAMBERTSBAAI 3	8 STEFANSTRAAT	DE NYSSCHEN E & A	800 m²	820,000		Incomplete New Dwelling	
1766 / 00000	RES - - 2024/05/01	000000379514	Lambertsbaai	LAMBERTSBAAI 3	32 VOORTREKKERSTRAAT	HELGA BAUERMEISTER FAMILIE TRU	274 m²	1,036,000		Category Changed from Buss to Res	
1790 / 00000	RES - - 2024/05/01	000000378352	Lambertsbaai	LAMBERTSBAAI 3	27 PAUL KRUGERSTRAAT	NORTJE HK &	750 m²	1,404,000		Outbuilding -71m², Canopy - 21m²,Stoep -32m²	
1797 / 00000	RES - - 2024/05/01	000000379523	Lambertsbaai	LAMBERTSBAAI 3	41 PAUL KRUGERSTRAAT	LABUSCHAGNE L & P	890 m²	757,000		New Dwelling	
1804 / 00000	RES - - 2024/05/01	000000371012	Lambertsbaai	LAMBERTSBAAI 3	0 Unknown street	VAN DER WESTHUIZEN	629 m²	1,175,000		Garage - 47m²	
1814 / 00000	RES - - 2023/09/01	000000299550	Lambertsbaai	LAMBERTSBAAI 3	0 Unknown street	KOTZE FAMILIE TRUST	632 m²	3,370,000		Effective Date Updated to 1/09/2023	
1874 / 00000	RES - - 2024/05/01	000000378516	Lambertsbaai	LAMBERTSBAAI 3	Unknown street	T A & E FAMILIE TRUST	600 m²	1,000,000		Incomplete New Dwelling	
2050 / 00000	RES - - 2024/05/01	000000276418	Lambertsbaai	LAMBERTSBAAI 3	15 DOLFYNSTRAAT	MOLLIES J & S	220 m²	150,000		Incomplete Additions to Dwelling	
2114 / 00000	RES - - 2024/05/01	000000277034	Lambertsbaai	LAMBERTSBAAI 3	41 PELIKAANSTRAAT	KEYSER & TITIES I & M	181 m²	114,000		Incomplete Additions	

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2164 / 00000	RES - - 2024/05/01	000000277595	Lambertsbaai	LAMBERTSBAAI 3	14 PELIKAANSTRAAT	OCKHUIS & DON JP &	208 m²	148,000		Incomplete Additions	
2851 / 00000	RES - - 2024/05/01	000000378748	Lambertsbaai	LAMBERTSBAAI 3	175 SEESTERSINGEL	TOONTJIES JM &	180 m²	223,000		Additions to Dwelling - 33m²	
3061 / 00000	RES - - 2024/05/01	000000378753	Lambertsbaai	LAMBERTSBAAI 3	116 SEESTERSINGEL	CAROLUS FM &	203 m²	154,000		Stoep - 18m²	
3271 / 00000	BUS - - 2024/05/01	000000379722	Lambertsbaai	LAMBERTSBAAI 3	VOORTREKKERSTRAAT	UYS HP	1 218 m²	2,256,000		New Flats - 411m²	
153 / 00000	RES - - 2024/05/01	000000379114	Graafwater	GRAAFFWATER 4	COMPIONSTRAAT	DE SNOO R & N	1 104 m²	600,000		New Dwelling	
165 / 00000	RES - - 2024/05/01	000000378845	Graafwater	GRAAFFWATER 4	8 OLOFBERGSTRAAT	THEKO PD &	1 105 m²	250,000		Incomplete Dwelling	
175 / 00000	RES - - 2024/05/01	000000379116	Graafwater	GRAAFFWATER 4	VISSERSTRAAT	SWANEPOEL HA	1 967 m²	450,000		New Dwelling	
194 / 00000	RES - - 2024/05/01	000000378525	Graafwater	GRAAFFWATER 4	LAMBERTSBAAIWEG	WESSELS FAMILIE TRUST	952 m²	650,000		New Dwelling	
336 / 00000	RES - - 2024/05/01	000000228358	Graafwater	GRAAFFWATER 4	8 DENNESTRAAT	JANUARIE NJ	327 m²	400,000		Incomplete Dwelling	
475 / 00000	RES - - 2024/05/01	000000326228	Graafwater	GRAAFFWATER 4	33 CEDARSTRAAT	CEDERBERG MUNISIPALITEIT	547 m²	125,000		Incomplete Additions	
493 / 00000	RES - - 2024/05/01	000000230438	Graafwater	GRAAFFWATER 4	17 DENNESTRAAT	VAN DER WESTHUIZEN V	493 m²	132,000		Incomplete Additions -42m²	
498 / 00000	RES - - 2024/05/01	000000379058	Graafwater	GRAAFFWATER 4	4 LAMBERTSBAAIWEG	FOURIE DWJ &	1 171 m²	621,000		Incorrectly Ommitted from GV	
514 / 00000	RES - - 2024/05/01	000000230484	Graafwater	GRAAFFWATER 4	21 OLIENHOUTSTRAAT	KOTZE K	576 m²	294,000		Incomplete Additions	
532 / 00000	RES - - 2024/05/01	000000377532	Graafwater	GRAAFFWATER 4	25 VAN DER STELSTRAAT	BRAND LE	5 082 m²	790,000		Value Upheld - Sale Erf 185 - R 800 000 in 2019)	
534 / 00000	RES - - 2024/05/01	000000374662	Graafwater	GRAAFFWATER 4	35 OLOFBERGSTRAAT	JOUBERT EP &	646 m²	500,000		Additions to Dwelling - 31m²	
817 / 00000	RES - - 2024/05/01	000000363237	Graafwater	GRAAFFWATER 4	5 CRACKSTONE PLACE	STAFFORD SK AA	536 m²	735,000		Incomplete Dwelling	
919 / 00000	RES - - 2024/05/01	000000340582	Graafwater	GRAAFFWATER 4	0 SIFRASTRAAT	SINDIMBA MM	160 m²	142,000		Additions to Dwelling - 14m²	
972 / 00000	RES - - 2024/05/01	000000379524	Graafwater	GRAAFFWATER 4	BUFFELSPORT	STRAUSS JJ &	160 m²	162,000		Additions to Dwelling - 31m²	
1034 / 00000	RES - - 2024/05/01	000000342212	Graafwater	GRAAFFWATER 4	0 VAN DER PLANK STREET	KAROOLS K	198 m²	150,000		Incomplete	
42 / 00000	RES - - 2024/05/01	000000378533	Elandsbaai	ELANDSBAAI	28 DUINESTRAAT	GRAUSO / ALGER MAM &	694 m²	1,450,000		Garage -61m²	
200 / 00000	RES - - 2024/05/01	000000371069	Elandsbaai	ELANDSBAAI	7 SNOEKSTEEG	SAVANNA TRUST -	812 m²	3,289,000		Workshop -34m²	
228 / 00000	RES - - 2024/05/01	000000377820	Elandsbaai	ELANDSBAAI	8 BOKKOMSTEEG	ALEXANDER SJ	803 m²	1,850,000		New Laundry Room - 15m²	
59 / 00002	FAGR - - 2024/05/01	000000281425	Farms	FARMS Clanwilli	0 ELIZABETHS FONTEIN 59 CLANWILL	TRAVELLERS REST PTY LTD	1,009.5466 Ha	4,980,000		Additions to Buss Component Only	
59 / 00002	BUS - - 2024/05/01	000000378620	Farms	FARMS Clanwilli	ELIZABETHS FONTEIN 59 CLANWILL	TRAVELLERS REST PTY LTD	0 m²	2,252,000		New Canopy -270m²	
64 / 00000	FAGR - - 2024/05/01	000000281778	Farms	FARMS Clanwilli	0 VONDELING 64 CLANWILLIAM RD RE	BRAKVLEI TRUST	1,050.4152 Ha	2,605,000		Additions	
92 / 00000	FAGR - - 2024/05/01	000000283623	Farms	FARMS Clanwilli	Unknown street	MAFUTHA TRUST	0 m²		0 VM	Revaluation	
107 / 00000	FAGR - - 2024/05/01	000000284458	Farms	FARMS Clanwilli	0 Unknown street	ZEEKOEIVLEI TRUST	2,309.2830 Ha	18,200,000		Additions	
113 / 00040	RES - - 2024/05/01	000000378408	Farms	FARMS Clanwilli	KROMME VALLEY 113 PORTION 40	SUNSHINE STREET INVESTMENTS 29	909 m²	3,760,000		Pool open deck - 22m²	
113 / 00049	RES - - 2024/05/01	000000378578	Farms	FARMS Clanwilli	KROMME VALLEY 113 PORTION 49	ROBERTS JR &	1 000 m²	2,685,000		Additions	
113 / 00057	RES - - 2024/05/01	000000379255	Farms	FARMS Clanwilli	FARM 113 PORTION 57	R A FAMILY TRUST WP	3 259 m²	2,335,000		Additions to Dwelling	
122 / 00011	FAGR - - 2024/05/01	000000285170	Farms	FARMS Clanwilli	0 Unknown street	SUIDERLAND PLASE PTY LTD	396.9838 Ha	12,650,000		New Store	
131 / 00000	FAGR - - 2024/05/01	000000303118	Farms	FARMS Clanwilli	FARM 131	CEDAR VISTA FARMING CC	970.0375 Ha	3,295,000		Additions	
132 / 00005	FAGR - - 2024/05/01	000000362642	Farms	FARMS Clanwilli	FARM 132 PORTION 5	MNHP TRUST	94.9205 Ha	374,000		Additions	
132 / 00005	BUS - - 2024/05/01	000000378624	Farms	FARMS Clanwilli	FARM 132 PORTION 5	MNHP TRUST	0 m²	648,000		Additions to Agri Component Only	
134 / 00000	FAGR - - 2024/05/01	000000379353	Farms	FARMS Clanwilli	FARM 1340CLANWILLIAM RD	HOOGA HOLDINGS PTY LTD	228.4033 Ha	1,655,000		New Cottages	

**Munisipaliteit CEDERBERG Municipality**

Supplementary valuation roll for the financial years 2022/23, 2023/24, 2024/25, 2025/26

Date of valuation : 2021/09/01

Erf / Portion-Unit	Category/Art/Sect/Date	Account no	Township	Suburb	Situation address	Owner name	Extent (m²/Ha)	Valuation	Flags	Comment	Impl date
134 / 00005	FAGR - - 2024/05/01	000000285645	Farms	FARMS Clanwilli	FARM 134 PORTION 5	DIAMON DUO PROPERTIES 250CC	32.5835 Ha	2,145,000		New Cottages	
134 / 00005	BUS - - 2024/05/01	000000378625	Farms	FARMS Clanwilli	FARM 134 PORTION 5	DIAMON DUO PROPERTIES 250CC	0 m²	750,000		Additions to Agri Component Only	
134 / 00011	FAGR - - 2024/05/01	000000285684	Farms	FARMS Clanwilli	FARM 134 PORTION 11	DIAMOND DUO PROP 250 CC	105.3438 Ha	2,865,000		New Dwelling & Cottage	
193 / 00007	BUS - - 2024/05/01	000000377941	Farms	FARMS Clanwilli	PORTION 7 OF THE FARM KLEIN VA	C RW L PTY LTD	64.8414 Ha	8,150,000		Additions to Existing Spa	
199 / 00001	FAGR - - 2024/05/01	000000286744	Farms	FARMS Clanwilli	0 Unknown street	PATRYSVLEI FAMILIE TRUST	283.6966 Ha	10,050,000		New Building -1960m²	
205 / 00009	FAGR - - 2024/05/01	000000359946	Farms	FARMS Clanwilli	FARM 205 PORTION 9	AAN DE LANGEFONTEIN PTY LTD	2,595.0536 Ha	12,550,000		New Shed & building -913m²	
269 / 00001	FAGR - - 2024/05/01	000000290349	Farms	FARMS Clanwilli	FARM 269 PORTION 1	VAN DER MERWE CP	636.1083 Ha	1,505,000	M	Relocation of Cottages from Agri to Buss Component Only	
269 / 00001	BUS - - 2024/05/01	000000366703	Farms	FARMS Clanwilli	0 Unknown street	VAN DER MERWE CP	0 m²	659,000	L	Relocation of Cottages from Agri to Buss Component	
269 / 00001	PROT - - 2024/05/01	000000366704	Farms	FARMS Clanwilli	0 Unknown street	VAN DER MERWE CP	0 m²	240,000	V	Relocation of Cottages from Agri to Buss Component Only	
274 / 00003	PSI - - 2023/02/14	000000290934	Farms	FARMS Clanwilli	0 Unknown street	BONICA PROJECTS PTY LTD	53 775 m²	1,000	V	Effective Date updated	
454 / 00000	FAGR - - 2024/05/01	000000294865	Farms	FARMS Clanwilli	FARM 454	OUPOT FAMILIE TRUST	609.2116 Ha	28,300,000		Hall - 360m²	
492 / 00000	FAGR - - 2024/05/01	000000295690	Farms	FARMS Clanwilli	FARM 492	HENNIE VAN ZYL TRUST	76.7031 Ha	16,945,000		Subdivision to 492/31 & 492/32	
492 / 00000	BUS - - 2024/05/01	000000295691	Farms	FARMS Clanwilli	FARM 492	HENNIE VAN ZYL TRUST	0 m²	2,031,000		Subdivision to 492/31 & 492/32	
492 / 00031	RES - - 2024/05/01	000049200031	Farms	FARMS Clanwilli	LANGEFONTEIN	ALUME PROP PTY LTD	2 397 m²	220,000		Subdivision from 492/0	
492 / 00032	RES - - 2024/05/01	000049200032	Farms	FARMS Clanwilli	LANGEFONTEIN	ALUME PROP PTY LTD	2 372 m²	220,000		Subdivision from 492/0	
536 / 00000	FAGR - - 2024/05/01	000000378857	Farms	FARMS Clanwilli	FARM 536	A J W BOERDERY PTY LTD	1,364.0540 Ha	3,665,000		Carpot -540m²	
555 / 00000	BUS - - 2024/05/01	000000339570	Farms	FARMS Clanwilli	0 Unknown street	AAN DE LANGEFONTEIN PTY LTD	0 m²	350,000		Additions - 123m²	
555 / 00000	FAGR - - 2024/05/01	000000373267	Farms	FARMS Clanwilli	0 Unknown street	AAN DE LANGEFONTEIN PTY LTD	457.8010 Ha	17,750,000		Additions to Buss Component Only	
632 / 00000	FAGR - - 2024/05/01	000000378305	Farms	FARMS Clanwilli	Unknown street	NOORDHOEK TRUST	144.6705 Ha	16,450,000		Cloakroom	
652 / 00000	FAGR - - 2024/05/01	000000285533	Farms	FARMS Clanwilli	0 Unknown street	TUBERRAY ESTATES CC	358.7271 Ha	494,000	V	Now Multi	
652 / 00000	BUS - - 2024/05/01	000000285534	Farms	FARMS Clanwilli	0 Unknown street	TUBERRAY ESTATES CC	0 m²	332,000		Now Multi	
685 / 00000	FAGR - - 2024/05/01	880685000000	Farms	FARMS Clanwilli	Unknown Street	AAN DE LANGFONTEIN PTY LTD	1,045.0048 Ha	42,300,000		Additions to packing facility - 27m²	
685 / 00000	PROT - - 2024/05/01	880685000001	Farms	FARMS Clanwilli	Unknown Street	AAN DE LANGFONTEIN PTY LTD	0 m²	120,000	V	Additions to Agr Component Only	
Records							163	Total valuation		371,670,000	

I, HENDRIK COENRAAD BOTHA, Identity number 820408 5152 080 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/supplementary valuation roll 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.



MCertified at MOORREESBURG this 23RD day of MAY 2024.. Signature of Municipal Valuer \_\_\_\_\_.

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

Category of Professional Registration: PROFESSIONAL VALUER.