

**STEVE TSHWETE LOCAL MUNICIPALITY**  
**SALE OF STANDS**

Notice is hereby given in terms of Section 79[18] of the Local Government Ordinance 17 of 1939 as amended read together with the Municipal Systems Act 32 of 2000, as amended and the Municipal Finance Management Act 56 of 2003 that the Steve Tshwete Local Municipality intends to sell the following erven in Mhluzi Extension 2 and Aerorand.

**AVAILABLE STANDS – MHLUZI EXTENSION 2**

<b>ERF NO.</b>	<b>AREA m<sup>2</sup></b>	<b>PURCHASE PRICE (INCLUDING VAT)</b>
Portion 219 of Erf 5629	263	R26 220,00
Portion 220 of Erf 5629	210	R21 660,00
Portion 221 of Erf 5629	357	R33 060,00
Portion 222 of Erf 5629	357	R33 060,00
Portion 223 of Erf 5629	357	R33 060,00
Portion 224 of Erf 5629	357	R33 060,00
Portion 225 of Erf 5629	357	R33 060,00
Portion 226 of Erf 5629	357	R33 060,00
Portion 227 of Erf 5629	319	R30 780,00
Portion 228 of Erf 5629	319	R30 780,00
Portion 229 of Erf 5629	357	R33 060,00
Portion 230 of Erf 5629	357	R33 060,00
Portion 231 of Erf 5629	357	R33 060,00
Portion 232 of Erf 5629	357	R33 060,00
Portion 233 of Erf 5629	357	R33 060,00
Portion 234 of Erf 5629	357	R33 060,00
Portion 235 of Erf 5629	244	R26 220,00
Portion 236 of Erf 5629	228	R25 080,00
Portion 237 of Erf 5629	191	R20 520,00

**AVAILABLE STANDS - AERORAND**

<b>ERF NO.</b>	<b>AREA m<sup>2</sup></b>	<b>PURCHASE PRICE (INCLUDING VAT)</b>
261	1043	R171 000.00
262	1104	R176 700.00
263	1169	R176 700.00
264	1180	R182 400.00
265	1180	R182 400.00
266	1180	R182 400.00
267	1180	R182 400.00
268	1180	R182 400.00
269	1180	R182 400.00
270	1180	R182 400.00
271	1187	R182 400.00
272	1187	R188 100.00
273	1180	R188 100.00
274	1180	R188 100.00
275	1180	R188 100.00
276	1180	R188 100.00
277	1180	R188 100.00
278	1180	R188 100.00
279	1290	R193 800.00
280	1310	R199 500.00
281	1471	R205 700.00
282	1093	R182 400.00
283	1106	R182 400.00
284	1069	R182 400.00
2916	669	R148 200.00
2917	640	R142 500.00
2918	640	R142 500.00
2919	640	R142 500.00
2920	640	R142 500.00

2921	640	R142 500.00
2922	667	R148 200.00
2923	848	R165 300.00
2924	640	R142 500.00
2925	640	R142 500.00
2926	640	R142 500.00
2927	640	R142 500.00
2928	640	R142 500.00
2929	727	R153 900.00
2930	1264	R193 800.00
2931	934	R148 200.00
2932	744	R148 200.00
2933	756	R153 900.00
2934	756	R153 900.00
2935	756	R153 900.00
2936	756	R153 900.00
2937	756	R153 900.00
2938	756	R153 900.00
2939	771	R159 600.00
2940	1198	R171 000.00
2941	640	R136 800.00
2942	640	R136 800.00
2943	640	R136 800.00
2944	640	R136 800.00
2945	640	R136 800.00
2946	640	R136 800.00
2947	640	R136 800.00
2948	640	R136 800.00
2949	640	R136 800.00
2950	640	R136 800.00
2941	640	R136 800.00
2952	640	R136 800.00

2953	729	R148 200.00
2954	668	R148 200.00
2955	777	R159 600.00
2956	640	R142 500.00
2957	640	R142 500.00
2958	640	R142 500.00
2959	640	R142 500.00
2960	640	R142 500.00
2961	640	R142 500.00
2962	640	R142 500.00
2963	640	R142 500.00
2964	640	R142 500.00
2965	889	R159 600.00
2966	917	R159 600.00
2967	769	R159 600.00
2968	769	R159 600.00
2969	821	R159 600.00
2970	821	R159 600.00
2971	769	R159 600.00
2972	769	R159 600.00
2973	769	R159 600.00
2974	954	R165 300.00
2975	933	R165 300.00
2976	704	R148 200.00
2977	640	R142 500.00
2978	640	R142 500.00
2979	640	R142 500.00
2980	640	R142 500.00
2981	640	R142 500.00
2982	640	R142 500.00
2983	640	R142 500.00
2984	640	R142 500.00

2985	640	R142 500.00
2986	668	R148 200.00
2987	1102	R176 700.00
2988	861	R165 300.00
2989	839	R165 300.00
2990	817	R159 600.00
2991	796	R159 600.00
2992	774	R159 600.00
2993	864	R165 300.00
2994	835	R165 300.00
2995	843	R165 300.00
2996	908	R171 000.00
2997	837	R165 300.00
2998	865	R165 300.00
2999	774	R159 600.00
3000	795	R159 600.00
3001	815	R159 600.00
3002	836	R165 300.00
3003	856	R165 300.00
3004	798	R128 250.00
3005	946	R171 000.00
3006	540	R131 100.00
3007	527	R171 000.00
3008	527	R171 000.00
3009	840	R153 900.00
3010	693	R142 500.00
3011	640	R142 500.00
3012	640	R142 500.00
3013	640	R142 500.00
3014	640	R142 500.00
3015	640	R142 500.00
3016	640	R142 500.00

3017	640	R142 500.00
3018	640	R142 500.00
3019	800	R159 600.00
3020	800	R159 600.00
3021	819	R159 600.00
3022	736	R153 900.00
3023	704	R148 200.00
3024	704	R148 200.00
3025	704	R148 200.00
3026	704	R148 200.00
3027	704	R148 200.00
3028	704	R148 200.00
3029	723	R153 900.00
3030	723	R153 900.00
3031	704	R148 200.00
3032	704	R148 200.00
3033	704	R148 200.00
3034	704	R148 200.00
3035	704	R148 200.00
3036	934	R153 900.00
3037	902	R153 900.00
3038	640	R142 500.00
3039	640	R142 500.00
3040	640	R142 500.00
3041	640	R142 500.00
3042	640	R142 500.00
3043	640	R142 500.00
3044	640	R142 500.00
3045	640	R142 500.00

**THE ABOVE PRICES EXCLUDE TRANSFER COSTS**

The above sale is subject to, inter alia, the following conditions:

- 1 That all natural persons/individuals are invited to apply for stands by means of an application form which is available from **29<sup>th</sup> March 2010** at the Legal and Administration Department, Room C301, Second Floor, Municipal Building, Corner of Wanderers and Kerk Streets, Middelburg and which application form has to be submitted in person on or before **12:00 on 9<sup>th</sup> April 2010**. No faxed or e-mail application forms will be accepted.
- 2 That no natural person/individual who is not 18 years old on the date of sale will be allowed to purchase a stand.
- 3 Each of aforementioned natural persons/individuals will then be invited to purchase the available stand.
- 4 That the available stands be sold in cash on the date of sale.
- 5 That only a single erf may be sold per individual/natural person with the understanding that couples married in community of property may only purchase a single erf.
- 6 No options to purchase be allowed.
- 7 That the erf may not be sold for a period of 36 months from the date of sale unless it has been fully developed i.e. an occupational certificate issued.
- 8 That the property shall be fully developed in accordance with approved building plans within 36 months from date of sale unless the extension of time has been granted by the Council.
- 9 Under no circumstances will the erf be sold by the purchaser before the Council's prior written permission is obtained.
- 10 That an account for the rendering of municipal services shall only be opened in the name of the purchaser and shall remain in his/her name for a period of 3 years unless the permission for the sale of the property has been granted by the Council
- 11 That the Council be granted an option to re-purchase the property at the original selling price with or without improvements if the purchaser is unable to comply with the 36 months development period or wishes to sell the property within 36 months.
- 12 That the erven be sold only to persons who have submitted the application forms and have qualified to be invited to the actual sale of stands.

- 13 That the stands be reserved for previously disadvantaged communities as follows:
- |      |          |   |     |
|------|----------|---|-----|
| 13.1 | Aerorand | - | 75% |
| 13.2 | Mhluzi   | - | 60% |
- 14 Transfer shall be passed by the Seller's Attorneys within 180 days after signing the Deed of Sale. All costs shall be borne by the purchasers on demand of the transferring attorneys. Purchasers to sign transfer documents within 180 days after the signing the Deed of Sale failing which the transaction will be automatically cancelled.

Full particulars of the proposed sale are available at the Department: Legal and Administration, Room 301, Second Floor, Municipal Building, Corner of Wanderers and Kerk Streets, Middelburg on **Monday to Thursdays between 08:00 and 12:30 and between 14:00 and 16:00** and on **Friday between 08:00 and 13:00 from 29<sup>th</sup> March 2010 until 9<sup>th</sup> April 2010.**

Any person who wishes to object to the proposed sale must lodge such objection in writing together with the reasons to the Municipal Manager, Corner of Wanderers and Kerk Streets, Middelburg or by post at P O Box 14, Middelburg, 1050 before or on **9<sup>th</sup> April 2010.**

The application forms will be available from **29<sup>th</sup> March 2010** and are to be submitted in person to the Legal and Administration Department, Room C301, Second Floor, Municipal Building, Corner of Wanderers and Kerk Streets, Middelburg on or before **12:00 on 9<sup>th</sup> April 2010.**

**W D FOUCHÉ**  
**MUNICIPAL MANAGER**