



## Luxury Estate with Multiple Properties For Sale In Vaaldam South Africa



### Information de l'agent

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Specialties:	
Property Type:	Apartments
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### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 2,973,618.83

#### Location

Pays:	Afrique du Sud
État/Région/Province:	Gauteng
Adresse:	Skier Landgoed Estate
Soumis:	05/02/2025

#### Description:

Luxury Estate with Multiple Properties For Sale In Vaaldam South Africa

Esales Property ID: es5554474

Property 1 – R41 000 000

Skier Landgoed Estate

Stand 151

Rosebay drive

Vaaldam

Property 2 – R8 000 000 ( Needs Finishing )



Skier Landgoed Estate

Stand 48

Northbay rd

Vaaldam

Property 1 – A Luxurious Retreat with Thriving Pecan Orchards: An Unforgettable Investment Opportunity

Discover a remarkable opportunity in this expansive 17.0705-hectare farm nestled within a breathtaking landscape. Boasting 800 meters of serene water frontage, this property offers a captivating blend of agricultural potential, luxurious living, and unparalleled recreational possibilities.

A Thriving Agricultural Enterprise:

At the heart of this property lies a thriving orchard of approximately 2,000 meticulously planted pecan trees. Now seven years old and ready for harvest, these trees, nurtured by a fully equipped irrigation system, promise a consistent income stream, offsetting operational expenses and generating substantial profits. Pecan nuts, renowned for their resilience and high market demand, offer significant investment potential.

A Luxurious Sanctuary:

The centerpiece of this remarkable estate is an architecturally stunning main residence spanning 1115 square meters. Indulge in unparalleled luxury with underfloor heating throughout, seamlessly integrated furniture available for purchase, and breathtaking views.

\* Main House:

\* Grand Living Spaces: Enjoy the warmth of a cozy fireplace, entertain guests in the spacious dining room, and unleash your culinary creativity in the gourmet kitchen, complete with top-of-the-line appliances.

\* Luxurious Retreats: Four en-suite bedrooms offer private sanctuaries, while the master suite is a true haven, featuring a private lounge, an ultra-modern bathroom, and direct access to an indoor heated pool.

\* Indoor-Outdoor Living: The open-plan living area seamlessly flows onto an expansive patio, perfect for entertaining and enjoying the stunning sunsets.

Waterfront Paradise:

Experience the thrill of the water with your own private boat and jet skis, conveniently docked at your private jetty. Enjoy fishing, waterskiing, or simply cruising the tranquil waters of the dam.

Guest House and Additional Amenities:



A newly constructed secondary house provides comfortable accommodation for guests, featuring two bedrooms, a full bathroom, and a stylish kitchen.

The property is further enhanced by a range of exceptional amenities:

- \* 12 garages for vehicle and equipment storage
- \* 3-phase electricity
- \* 2 boreholes
- \* 160,000-liter water tank with a purification system
- \* Optional equipment available for purchase, including tractors and ride-on lawnmowers
- \* 24-hour security and access control for enhanced peace of mind

Location and Convenience:

Conveniently located just 105 kilometers from Alberton and 80 kilometers from Meyerton, this property offers a perfect balance of rural tranquility and easy access to urban centers.

Investment Opportunity:

Whether you seek a luxurious retirement retreat, a weekend getaway, or a profitable investment, this exceptional farm presents a myriad of opportunities.

Schedule your private viewing today and discover the allure of this extraordinary property.

Property 2 – A Thriving Pecan Nut Farm Oasis with 100m Waterfront: 4.7905 HA

Discover a remarkable investment opportunity with this 4.7905-hectare pecan nut farm boasting 100 meters of waterfront. This idyllic property features approximately 225 meticulously cultivated pecan trees, 8 years old and poised for bountiful harvests. The orchard is expertly managed with a comprehensive irrigation system, ensuring optimal growth and consistent yields.

A Lucrative Investment with Growing Returns:

The pecan trees represent a significant investment opportunity. As these trees mature, their yield increases, generating a steady stream of income that surpasses operational costs and enhances the property's profitability.

A Life of Tranquility and Natural Beauty:

Escape the urban bustle and embrace a lifestyle defined by tranquility and natural beauty. Immerse yourself in the symphony of nature, surrounded by rustling leaves and the melodious songs of birds. Enjoy breathtaking sunsets painting the sky in vibrant hues of gold and crimson.

Unleash Your Vision: A Residence Under Construction:



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This property offers a unique opportunity to create your dream home. A grand double-story residence is under construction, providing a blank canvas for the discerning buyer. Customize the interior to your exact specifications, selecting finishes for the kitchen, bathrooms, and built-in cupboards. The living area boasts high ceilings and a cozy fireplace, creating an inviting space for relaxation and entertainment. The residence includes four bedrooms and four bathrooms, ensuring ample comfort for family and guests.

#### Outdoor Oasis Awaits:

A swimming pool is currently under construction, allowing the buyer to choose between fiber or granite finishes to complete this luxurious amenity.

#### Included Features:

- \* All paving stones are included.
- \* Four bathrooms are ready for installation with completed tiling.
- \* Comprehensive electrical and plumbing infrastructure is in place.
- \* 24-hour security surveillance ensures peace of mind.
- \* A 180-meter launchpad is prepared and filled, awaiting the buyer's completion of the cement work.

Experience the epitome of rural living with this exceptional property.

#### List of additional equipment as an option:

- \* Furniture in house R1 000 000. Like new.
- \* Cypress Cay 250 T3 Pontoon Boat only 150hrs (like new) equipped with 250 Mercury Verado motor and all bells and whistles on the boat. R1 600 000.
- \* 3 x See doo jet ski's only 60 hrs (like new). R300 000 each.
- \* 8-ton TLB Backhoe/Back actor 1500hrs. R575 000.
- \* 8 ton Tipper truck. R885 000.
- \* Landini 7865 4X4 Tractor. R250 000.
- \* Slasher. R30 000.
- \* Fire fighting trailer. R50 000
- \* 1000CC Hustler ride-on lawn mower R400 000.
- \* 750 CC Sentar ride-on lawn mower R100 000.
- \* 2 x 300cc Kawasaki brute force quadbikes. R50 000 each. Like new.
- \* 1 x 650cc Kawasaki brute force quadbike. R60 000. Like new.
- \* 1 x Aon Cube 300cc ATV Buggy. R30 000. Like new.
- \* Many tubes and skis.
- \* Many additional equipment and tools.

All items must be used on the farm. Leisure items are necessary as there is a 1km waterfront. Well worth more than R6 000 000. We will sell all at R4 000 000. We will alternatively sell out of hand at full price. If the same items are purchased as new, it will cost well above R9 000 000. All items currently on the farm and in use. Pictures of all items available.



## ABOUT THE AREA

Vaal Dam has over 800 kilometers worth of coastline and covers over 300km. Also one of Gauteng's major sources of drinking water, it lies on the Vaal River close to Vereeniging, midway between the N1 and the N3, and roughly 110km from Johannesburg.

The Vaal Dam is also bounded by three provinces – the Free State, which has the largest coastline, Mpumalanga, and Gauteng, which has the most active coastline.

On its banks lie the little towns of Deneysville, Oranjeville, Vaal Marina, Villiers and Frankfort, but possibly the most interesting entity connected with the Vaal Dam is its island, used during Apartheid for secret meetings.

The Vaaldam is a playground for all forms of water sports and events – every year there is the Round the Island yacht race, the Keelboat Week, the Bayshore 200 kilometre jetski race and the Bayshore Marina Vaal Dam treasure hunt – and there are apparently more keelboats on the dam than at all of our coastal harbours. There are 10 sailing clubs and any number of fishermen, waterskiiers and canoeists also head out to the dam over weekends.

Property along the banks of the dam and river is highly sought after. Tranquillity and peacefulness so close to a major city are an enormous draw card, and as our cities become more and more congested, so man seeks water as a means to escape.

## MAiN FEATURES:

- \* Over 500m<sup>2</sup> of living space between all dwellings
- \* 2400000m<sup>2</sup> in total
- \* 8 Bedrooms between all dwellings
- \* 8 Bathrooms
- \* Stunning Views
- \* Private Parking
- \* Close to essential amenities such as supermarkets and pharmacies
- \* Close to many excellent bars and restaurants
- \* Great base from which to discover other fantastic areas of South Africa
- \* Many excellent sports facilities, walking and cycling areas nearby
- \* Rental Potential through Airbnb and Booking.com

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### **Commun**

Chambres:	8
Salle de bains:	8
Pied carré fini:	500 m <sup>2</sup>



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Dimesions du lot: 230000 m<sup>2</sup>

### Utility details

Heating: Oui

### Lease terms

Date Available:

### Contact information

IMLIX ID: IX6.645.628

