

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Aurora - 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 : 20220701

Categories Reference

Category	Description
RES	Residential

Geographical Area : Aurora

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
82		RES	Kloof Street 0	1 487 m ²	350 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
145		RES	Kloof Street 0	1 487 m ²	715 000	Note :- Sect 78(1)(d) Value increased
413		RES	Hoog Street 0	2 144 m ²	1 920 000	Note :- Sect 78(1)(d) Value increased
456		RES	Buitekantstraat	708 m ²	165 000	Note :- Sect.78(1)(g) Res Vacant
Aurora Totals :- (4 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				5 826 m ²	R 3 150 000	

Totals per Category for Aurora

Category	Sites	Extent	Previous extent	Current Value	Previous value
RES	4	5 826 m ²	5 826 m ²	3 150 000	3 150 000
Totals	4	5 826 m²	5 826 m²	R 3 150 000	R 3 150 000

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 Bergrivier 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 16 day of September 2024.

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

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Dwarskersbos - 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 : 20220701

Categories Reference

Category	Description
COMM	Commercial
RES	Residential

Geographical Area : Dwarskersbos

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
61		RES	Gousblom Street 0	1 236 m ²	1 300 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
239		RES	Papawer Street 14	731 m ²	1 550 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
326		RES	Ooste Street 20	800 m ²	4 480 000	Note :- Sect 78(1)(d) Value increased
338		RES	Hemelhoog Street 32	800 m ²	4 935 000	Note :- Sect 78(1)(d) Value increased
341		RES	Hemelhoog Street 38	800 m ²	4 185 000	Note :- Sect 78(1)(d) Value increased
372		RES	Rocherpan Street 2	708 m ²	2 000 000	Note :- Sect 78(1)(d) Value increased
373		RES	Rocherpan Street 4	748 m ²	1 200 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
384		RES	Rocherpan Street 26	800 m ²	1 700 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
465		RES	Snoek Close 3	799 m ²	2 955 000	Note :- Sect 78(1)(d) Value increased
466		RES	Snoek Close 1	785 m ²	3 945 000	Note :- Sect 78(1)(d) Value increased
467		RES	Rocherpan Street 1	794 m ²	505 000	Note :- Sect.78(1)(g) Foutiewe waardasie
480		RES	Gietensmelkfontein Street 59	800 m ²	3 090 000	Note :- Sect 78(1)(d) Value increased
485		RES	Gietensmelkfontein Street 45	788 m ²	2 990 000	Note :- Sect 78(1)(d) Value increased
550		RES	Weste Street 17	800 m ²	1 500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
553		RES	Weste Street 23	800 m ²	2 795 000	Note :- Sect 78(1)(d) Value increased
560		RES	Weste Street 2	772 m ²	3 050 000	Note :- Sect 78(1)(d) Value increased
572		RES	Hemelhoog Street 33	619 m ²	2 905 000	Note :- Sect 78(1)(d) Value increased
578		RES	Hemelhoog Street 7	788 m ²	1 200 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
611		RES	Moregloed Street 13	801 m ²	2 075 000	Note :- Sect 78(1)(d) Value increased
614		RES	Moregloed Street 7	801 m ²	1 805 000	Note :- Sect 78(1)(d) Value increased
617		RES	Moregloed Street 1	586 m ²	1 330 000	Note :- Sect 78(1)(d) Value increased
708		RES	Slakkepas 0	106 m ²	860 000	Note :- Sect 78(1)(d) Value increased
768		RES	Kersbospark 0	230 m ²	1 265 000	Note :- Sect 78(1)(d) Value increased
836		RES	Dolfyn Street 75	625 m ²	1 760 000	Note :- Sect 78(1)(d) Value increased
886		RES	Seeskulp Street 7	507 m ²	1 625 000	Note :- Sect 78(1)(d) Value increased
980		RES	Gansiestraat	722 m ²	0	Note :- Sect.78(1)(g) Link to 1033
981		RES	Gansiestraat	722 m ²	1 250 000	Note :- Section 78(1)(c) Subdivided from 1033
990		RES	Dwarskersbos Road 0	760 m ²	2 500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
998		RES	Dwarskersbos Road 0	800 m ²	2 785 000	Note :- Sect 78(1)(d) Value increased
1017		RES	Duinebessiestraat	630 m ²	1 555 000	Note :- Sect 78(1)(d) Value increased
1033		RES	Dwarskersbos Road 0	722 m ²	1 250 000	Note :- Sect.78(1)(g) Link 980
1035		RES	DWARSKERSBOS 0	0 m ²	0	Note :- Section 78(1)(c) Subdivided no remainder
1037		RES	DWARSKERSBOS 1	800 m ²	4 120 000	Note :- Sect 78(1)(d) Value increased
1038		RES	Kreefstraat 3	608 m ²	2 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1042		RES	DWARSKERSBOS 11	608 m ²	2 500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1051		RES	DWARSKERSBOS 27	608 m ²	4 260 000	Note :- Sect 78(1)(d) Value increased

Geographical Area : Dwarskersbos

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
1056		RES	DWARSKERSBOS 37	760 m ²	1 700 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1061		RES	DWARSKERSBOS 45	760 m ²	1 600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1064		RES	DWARSKERSBOS 3	771 m ²	2 150 000	Note :- Sect 78(1)(d) Value increased
1071		RES	Kreefstraat	617 m ²	3 045 000	Note :- Sect 78(1)(d) Value increased
1072		RES	DWARSKERSBOS 2	617 m ²	3 740 000	Note :- Sect 78(1)(d) Value increased
1078		RES	DWARSKERSBOS	617 m ²	2 595 000	Note :- Sect 78(1)(d) Value increased
1079		RES	Kreef Street 22	617 m ²	570 000	Note :- Section 78(1)(c) Subdivided from 1035
1082		COMM	Swartmosselstraat	24 m ²	1 000	Note :- Section 78(1)(c) Subdivided from 1035
1083		COMM	Swartmosselstraat	86 m ²	1 000	Note :- Section 78(1)(c) Subdivided from 1035
1086		RES	DWARSKERSBOS	630 m ²	2 075 000	Note :- Sect 78(1)(d) Value increased
1095		RES	DWARSKERSBOS 2	617 m ²	1 300 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
Dwarskersbos Totals :- (47 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				3.1120 Ha	R 98 002 000	

Totals per Category for Dwarskersbos

Category	Sites	Extent	Previous extent	Current Value	Previous value
COMM	2	110 m ²	110 m ²	2 000	2 000
RES	45	3.1010 Ha	3.1010 Ha	98 000 000	98 000 000
Totals	47	3.1120 Ha	3.1120 Ha	R 98 002 000	R 98 002 000

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 Bergrivier 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.

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Hendrik Coenraad Botha

MUNICIPAL VALUER

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Eendekuil - 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 : 20220701

Categories Reference

Category	Description
RES	Residential

Geographical Area : Eendekuil

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
4		RES	Burger Street 0	695 m ²	300 000	Note :- Sect 78(1)(d) Value increased
38		RES	Rossouw Street 0	3 417 m ²	720 000	Note :- Section 78(1)(e) Incorrectly valued - Detail from Erf110
110		RES	Rossouw Street 0	0 m ²	0	Note :- Section 78(1)(e) Incorrectly valued- Sien Erf 38
169		RES	Cheddar Street 0	350 m ²	168 000	Note :- Sect 78(1)(d) Value increased
382		RES	Gousblom Street 68	198 m ²	176 000	Note :- Sect 78(1)(d) Value increased
Eendekuil Totals :- (5 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				4 660 m ²	R 1 364 000	

Totals per Category for Eendekuil

Category	Sites	Extent	Previous extent	Current Value	Previous value
RES	5	4 660 m ²	4 660 m ²	1 364 000	1 364 000
Totals	5	4 660 m²	4 660 m²	R 1 364 000	R 1 364 000

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Hendrik Coenraad Botha

MUNICIPAL VALUER

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Laaiplek - 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 : 20220701

Categories Reference

Category	Description
COMM	Commercial
POW	Place of Worship
RES	Residential

Geographical Area : Laaiplek

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
55		RES	Stephan Street 0	773 m ²	1 475 000	Note :- Sect 78(1)(d) Value increased
369		RES	Voortrekker Street 9	1 547 m ²	2 350 000	Note :- Sect 78(1)(d) Value increased
496		POW	St Christopher Street 0	2 141 m ²	2 520 000	Note :- Section 78(1)(f) Category Change
497		POW	Christopherstraat 0	8 249 m ²	0	Note :- Sect.78(1)(a) Omitted property - Sien Erf 496
1044		RES	St Helena Street 0	571 m ²	325 000	Note :- Sect 78(1)(d) Value increased
1220		RES	Anne Crescent 7	700 m ²	1 585 000	Note :- Sect 78(1)(d) Value increased
1228		RES	Alana Avenue 0	420 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1229		RES	Alana Avenue 17A	420 m ²	2 695 000	Note :- Sect 78(1)(d) Value increased
1391		RES	Alana Avenue 16	571 m ²	2 125 000	Note :- Sect 78(1)(d) Value increased
1394		RES	Carosini Street 0	657 m ²	2 245 000	Note :- Sect 78(1)(d) Value increased
1401		RES	Catherine Street 5	679 m ²	2 515 000	Note :- Sect 78(1)(d) Value increased
1515		RES	Isabella Avenue 0	873 m ²	2 075 000	Note :- Sect 78(1)(d) Value increased
1563		RES	Elizabeth Avenue 156	540 m ²	1 885 000	Note :- Sect 78(1)(d) Value increased
1625		RES	Lolan Street 1	553 m ²	2 690 000	Note :- Sect 78(1)(d) Value increased
1688		COMM	Albatros Street 0	309 m ²	229 000	Note :- Sect.78(1)(g) Slegs Residensieel
1852		RES	Port Owen Drive 38A	553 m ²	3 095 000	Note :- Sect 78(1)(d) Value increased
2327		RES	Anaretha Avenue 16	266 m ²	1 730 000	Note :- Sect 78(1)(d) Value increased
2464		RES	Heide Crescent 0	198 m ²	90 000	Note :- Sect 78(1)(d) Value increased
2559		COMM	Watsonia Street 44	1 200 m ²	1 500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
2832		RES	De Villiers Street 0	1 432 m ²	820 000	Note :- Sect.78(1)(g) Ondersoek kategorie
3378		RES	Port Street 4	415 m ²	2 560 000	Note :- Sect 78(1)(d) Value increased
3382		RES	Admiral Island Boulevard 5	407 m ²	2 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3425		RES	Compass Close 9	1 171 m ²	2 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3454		RES	Admiral Island Boulevard 32	1 178 m ²	2 900 000	Note :- Sect 78(1)(d) Value increased
3468		RES	Fender Street 7	424 m ²	3 570 000	Note :- Sect 78(1)(d) Value increased
3485		RES	Sloop Way 4	666 m ²	2 845 000	Note :- Sect 78(1)(d) Value increased
3543		RES	Stern Way 3	471 m ²	2 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3598		RES	Compass Close 12	999 m ²	1 200 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3655		RES	Tolbos Street 6	589 m ²	1 525 000	Note :- Sect 78(1)(d) Value increased
3661		RES	Suikerbos Street 3	359 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3667		RES	Tolbos Street 9	353 m ²	2 240 000	Note :- Sect 78(1)(d) Value increased
3705		RES	Groeneveld Street 3	800 m ²	1 220 000	Note :- Sect 78(1)(d) Value increased
3709		RES	Groeneveld Street 11	811 m ²	1 560 000	Note :- Sect 78(1)(d) Value increased
3729		RES	Groeneveld Street 4	800 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3826		RES	Atlantic Waves 36	694 m ²	2 070 000	Note :- Sect 78(1)(d) Value increased
3829		RES	Atlantic Waves 30	560 m ²	1 140 000	Note :- Sect 78(1)(d) Value increased

Geographical Area : Laaiplek

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
3848		RES	Heuning Street 3	595 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3851		RES	Heuning Street 9	508 m ²	1 260 000	Note :- Sect 78(1)(d) Value increased
3854		RES	Atlantic Waves 15	500 m ²	1 265 000	Note :- Sect 78(1)(d) Value increased
3865		RES	Heuning Street 37	526 m ²	1 370 000	Note :- Sect 78(1)(d) Value increased
3906		RES	Atlantic Waves 1	759 m ²	1 645 000	Note :- Sect 78(1)(d) Value increased
3917		RES	Atlantic Waves 2	680 m ²	400 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3953		RES	Atlantic Waves 14	537 m ²	2 030 000	Note :- Sect 78(1)(d) Value increased
3957		RES	Atlantic Waves 9	525 m ²	1 970 000	Note :- Sect 78(1)(d) Value increased
3961		RES	Kalmoes Street 1	513 m ²	1 420 000	Note :- Sect 78(1)(d) Value increased
3965		RES	Atlantic Waves 8	525 m ²	1 440 000	Note :- Sect 78(1)(d) Value increased
3968		RES	Atlantic Waves 14	575 m ²	1 525 000	Note :- Sect 78(1)(d) Value increased
3975		RES	Atlantic Waves 3	535 m ²	1 315 000	Note :- Sect 78(1)(d) Value increased
3981		RES	Vyeboom Street 13	648 m ²	1 650 000	Note :- Sect 78(1)(d) Value increased
3983		RES	Vyeboom Street 9	648 m ²	1 425 000	Note :- Sect 78(1)(d) Value increased
3988		RES	Kaneel Street 8	500 m ²	1 200 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
3989		RES	Atlantic Waves 10	500 m ²	900 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4005		RES	Atlantic Waves 15	500 m ²	1 440 000	Note :- Sect 78(1)(d) Value increased
4076		RES	Kelkiewyn Crescent 8	535 m ²	1 500 000	Note :- Sect 78(1)(d) Value increased
4077		RES	Kelkiewyn Crescent 10	533 m ²	1 200 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4103		RES	Kelkiewyn Crescent 64	521 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4156		RES	Seeswae Avenue 70	508 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4178		RES	Rietduiker Street 45	576 m ²	1 635 000	Note :- Sect 78(1)(d) Value increased
4190		RES	Hoepoep Street 24	576 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4214		RES	Reier Street 1	659 m ²	1 905 000	Note :- Sect 78(1)(d) Value increased
4216		RES	Spreeu Street 4	662 m ²	3 605 000	Note :- Sect 78(1)(d) Value increased
4250		RES	Seeswae Avenue 26	506 m ²	1 665 000	Note :- Sect 78(1)(d) Value increased
4276		RES	Valk Street 3	676 m ²	3 175 000	Note :- Sect 78(1)(d) Value increased
4281		RES	Vink Street 1	680 m ²	900 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4283		RES	Malbaaitjie Street 4	600 m ²	3 650 000	Note :- Sect 78(1)(d) Value increased
4288		RES	Swael Street 3	663 m ²	4 145 000	Note :- Sect 78(1)(d) Value increased
4313		RES	Seeswae Avenue 18	506 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4314		RES	Seeswae Avenue 16	506 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4315		RES	Seeswae Avenue 14	506 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4316		RES	Seeswae Avenue 12	506 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4330		RES	Glasogie Crescent 14	519 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4349		RES	Glasogie Crescent 13	501 m ²	1 850 000	Note :- Sect 78(1)(d) Value increased

Geographical Area : Laaiplek

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
4352		RES	Glasogie Crescent 7	500 m ²	1 870 000	Note :- Sect 78(1)(d) Value increased
4363		RES	Glasogie Crescent 23	506 m ²	1 750 000	Note :- Sect 78(1)(d) Value increased
4369		RES	Watertrapper Street 5	500 m ²	1 590 000	Note :- Sect 78(1)(d) Value increased
4371		RES	Flamink Crescent 105	513 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4377		RES	Flamink Crescent	498 m ²	700 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4382		RES	Flamink Crescent 23	498 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4407		RES	Suikerbekkie Avenue 19	506 m ²	1 700 000	Note :- Sect 78(1)(d) Value increased
4409		RES	Suikerbekkie Avenue 23	506 m ²	1 550 000	Note :- Sect 78(1)(d) Value increased
4426		RES	Suikerbekkie Avenue 96	576 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4431		RES	Drawwertjie Street 7	499 m ²	1 665 000	Note :- Sect 78(1)(d) Value increased
4432		RES	Drawwertjie Street 9	500 m ²	1 565 000	Note :- Sect 78(1)(d) Value increased
4434		RES	Drawwertjie Street 13	578 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4436		RES	Drawwertjie Street 17	500 m ²	1 590 000	Note :- Sect 78(1)(d) Value increased
4437		RES	Drawwertjie Street 19	500 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4439		RES	Drawwertjie Street 23	500 m ²	900 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4443		RES	Drawwertjie Street 24	499 m ²	900 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4445		RES	Drawwertjie Street 20	500 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4459		RES	Duif Crescent 9	600 m ²	2 160 000	Note :- Sect 78(1)(d) Value increased
4460		RES	Duif Crescent 11	509 m ²	1 595 000	Note :- Sect 78(1)(d) Value increased
4477		RES	Suikerbekkie Avenue 115	500 m ²	1 495 000	Note :- Sect 78(1)(d) Value increased
4491		RES	Flamink Crescent 22	698 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4500		RES	Visarend Street 10	550 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4501		RES	Visarend Street 8	550 m ²	1 425 000	Note :- Sect 78(1)(d) Value increased
4503		RES	Visarend Street 4	500 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4511		RES	Suikerbekkie Avenue 41	534 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4522		RES	Visarend Street 5	500 m ²	1 550 000	Note :- Sect 78(1)(d) Value increased
4523		RES	Visarend Street 7	500 m ²	1 535 000	Note :- Sect 78(1)(d) Value increased
4531		RES	Drawwertjie Street 78	500 m ²	1 610 000	Note :- Sect 78(1)(d) Value increased
4532		RES	Drawwertjie Street 76	500 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4546		RES	Duiker Street 2	508 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4547		RES	Duiker Street 4	500 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4553		RES	Duiker Street 16	503 m ²	1 545 000	Note :- Sect 78(1)(d) Value increased
4554		RES	Duiker Street 18	501 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4556		RES	Duiker Street 22	500 m ²	1 550 000	Note :- Sect 78(1)(d) Value increased
4558		RES	Duiker Street 26	507 m ²	1 545 000	Note :- Sect 78(1)(d) Value increased
4559		RES	Troupant Street 3	556 m ²	1 995 000	Note :- Sect 78(1)(d) Value increased

Geographical Area : Laaiplek

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
4560		RES	Suikerbekkie Avenue 93	556 m ²	900 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4573		RES	Troupant Street 6	505 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4594		RES	Fisant Street 10	577 m ²	700 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4601		RES	Troupant Street 32	503 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4609		RES	Troupant Street 46	499 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4610		RES	Troupant Street	499 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4611		RES	Troupant Street 50	499 m ²	1 540 000	Note :- Sect 78(1)(d) Value increased
4617		RES	Bontelsie Street 27	506 m ²	2 010 000	Note :- Sect 78(1)(d) Value increased
4657		RES	Suikerbekkie Avenue 56	528 m ²	1 600 000	Note :- Sect 78(1)(d) Value increased
4661		RES	Dikkop Crescent 9	700 m ²	1 920 000	Note :- Sect 78(1)(d) Value increased
4663		RES	Dikkop Crescent 5	620 m ²	1 885 000	Note :- Sect 78(1)(d) Value increased
4664		RES	Dikkop Crescent 3	624 m ²	800 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4668		RES	Dikkop Crescent 8	561 m ²	1 765 000	Note :- Sect 78(1)(d) Value increased
4669		RES	Dikkop Crescent 10	501 m ²	900 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
4670		RES	Suikerbekkie Avenue 62	500 m ²	600 000	Note :- Sect 78(1)(d) Value increased
4685		RES	Troupant Street 14	777 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
5367		COMM	Laaiplek 1	2 004 m ²	4 665 000	Note :- Sect 78(1)(d) Value increased
5378		RES	Valk Street 2C	641 m ²	1 990 000	Note :- Sect 78(1)(d) Value increased
5459		RES	River Street	387 m ²	1 120 000	Note :- Sect 78(1)(d) Value increased
5460		RES	River Street	386 m ²	1 120 000	Note :- Sect 78(1)(d) Value increased
Laaiplek Totals :- (128 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				8.4730 Ha	R 187 664 000	

Totals per Category for Laaiplek

Category	Sites	Extent	Previous extent	Current Value	Previous value
COMM	3	3 513 m ²	3 513 m ²	6 394 000	6 394 000
POW	2	1.0390 Ha	1.0390 Ha	2 520 000	2 520 000
RES	123	7.0827 Ha	7.0827 Ha	178 750 000	178 750 000
Totals	128	8.4730 Ha	8.4730 Ha	R 187 664 000	R 187 664 000

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 Bergrivier 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 16 day of September 2024.

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

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Malmesbury RD - 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 : 20220701

Categories Reference

Category	Description
AGRI	Agricultural

Geographical Area : Malmesbury RD

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
59	2	AGRI	Onbekend 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated
59*	3	AGRI	Onbekend	1 284.9505 Ha	12 650 000	Including :- Malmesbury RD 59/3, Malmesbury RD 59/8, Malmesbury RD 59/9. Note :- Section.78(1)(g) Consolidated
59	3	AGRI	Onbekend	77.0879 Ha	0	See :- Malmesbury RD 59*/3. Note :- Section.78(1)(g) Consolidated
59	4	AGRI	Onbekend 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated
59	8	AGRI	Kliphoek	150.0758 Ha	0	See :- Malmesbury RD 59*/3. Note :- Section.78(1)(g) Consolidated
59	9	AGRI	Kliphoek	1 057.7868 Ha	0	See :- Malmesbury RD 59*/3. Note :- Section.78(1)(g) Consolidated
Malmesbury RD Totals :- (5 proper sites, 0 multipurpose, 0 site apportionments and 1 dummy records)				1 284.9505 Ha	R 12 650 000	

Totals per Category for Malmesbury RD

Category	Sites	Extent	Previous extent	Current Value	Previous value
AGRI	5	1 284.9505 Ha	1 284.9505 Ha	12 650 000	12 650 000
Totals	5	1 284.9505 Ha	1 284.9505 Ha	R 12 650 000	R 12 650 000

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

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Hendrik Coenraad Botha

MUNICIPAL VALUER

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Piketberg RD - 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 : 20220701

Categories Reference

Category	Description
AGRI	Agricultural
PSi	Public Service Infrastructure

Geographical Area : Piketberg RD

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
75	3	AGRI	ZEBRA MOUNT 0	234.9837 Ha	0	See :- Piketberg RD 155*/2. Note :- Sect.78(1)(g) Other reasons
82		AGRI	"T VOETPAD 0	763.4212 Ha	2 735 000	Note :- Sect.78(1)(g) Other reasons
97	1	AGRI	STINKFONTEIN A 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated
97	3	AGRI	Stinkfontein A	1 324.5243 Ha	7 645 000	Note :- Section.78(1)(g) Consolidated
155*	2	AGRI	GROENEVALLEY 0	503.2046 Ha	21 650 000	Including :- Piketberg RD 75/3, Piketberg RD 155/2. Note :- Sect.78(1)(g) Other reasons
155	2	AGRI	GROENEVALLEY 0	268.2209 Ha	0	See :- Piketberg RD 155*/2. Note :- Sect.78(1)(g) Other reasons
156		AGRI	GROOTE EYLANDS VALLEY 0	327.6305 Ha	7 740 000	Note :- Section 78(1)(c) Subdivided
156	34	PSi	GROOTE EYLANDS VALLEY	9 124 m ²	1 000	Note :- Section 78(1)(c) Subdivided
156	35	PSi	GROOTE EYLANDS VALLEY	3 431 m ²	1 000	Note :- Section 78(1)(c) Subdivided
156	36	PSi	GROOTE EYLANDS VALLEY	49 m ²	1 000	Note :- Section 78(1)(c) Subdivided
212	3	AGRI	VONDELING 0	30 m ²	0	Note :- Section.78(1)(g) Consolidated kon na 327/0
212	17	AGRI	De Brug 0	77.7617 Ha	4 465 000	Note :- Section 78(1)(c) Subdivided
214	1	AGRI	VONDELING 0	32.3469 Ha	1 010 000	Note :- Sect.78(1)(g) Other reasons
217*	8	AGRI	MATJESFONTEIN 0	417.4638 Ha	15 250 000	Including :- Piketberg RD 217/8, Piketberg RD 217/13, Piketberg RD 217/14, Piketberg RD 217/17, Piketberg RD 217/33. Note :- Section 78(1)(c) Subdivided
217	8	AGRI	MATJESFONTEIN 0	251.8304 Ha	0	See :- Piketberg RD 217*/8. Note :- Section 78(1)(c) Subdivided
217	10	AGRI	MATJESFONTEIN 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated to Farm 315/0 Piketberg RD
217	13	AGRI	MATJESFONTEIN 0	8.5653 Ha	0	See :- Piketberg RD 217*/8. Note :- Section 78(1)(c) Subdivided
217	14	AGRI	MATJESFONTEIN 0	43.6835 Ha	0	See :- Piketberg RD 217*/8. Note :- Section 78(1)(c) Subdivided
217	17	AGRI	MATJESFONTEIN 0	42.5069 Ha	0	See :- Piketberg RD 217*/8. Note :- Section 78(1)(c) Subdivided
217	33	AGRI	MATJESFONTEIN 0	70.8777 Ha	0	See :- Piketberg RD 217*/8. Note :- Section 78(1)(c) Subdivided
222	3	AGRI	REMHOOGTE 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated
222	11	AGRI	Piketberg	262.8258 Ha	9 140 000	Note :- Section.78(1)(g) Consolidated
224	5	AGRI	DE KOPPIES 0	275.8260 Ha	0	See :- Piketberg RD 231*. Note :- Sect.78(1)(g) Other reasons
230	3	AGRI	KLIPBANKSDRIFT 0	125.3391 Ha	0	See :- Piketberg RD 231*. Note :- Sect.78(1)(g) Other reasons
231*		AGRI	MIDDELPOST 0	1 314.7065 Ha	53 650 000	Including :- Piketberg RD 224/5, Piketberg RD 230/3, Piketberg RD 231, Piketberg RD 231/1, Piketberg RD 231/2, Piketberg RD 231/6, Piketberg RD 231/9. Note :- Sect.78(1)(g) Other reasons
231		AGRI	MIDDELPOST 0	91.0415 Ha	0	See :- Piketberg RD 231*. Note :- Sect.78(1)(g) Other reasons
231	1	AGRI	MIDDELPOST 0	481.3874 Ha	0	See :- Piketberg RD 231*. Note :- Sect.78(1)(g) Other reasons
231	2	AGRI	MIDDELPOST 0	1.7131 Ha	0	See :- Piketberg RD 231*. Note :- Sect.78(1)(g) Other reasons
231	6	AGRI	MIDDELPOST 0	197.4549 Ha	0	See :- Piketberg RD 231*. Note :- Sect.78(1)(g) Other reasons
231	9	AGRI	MIDDELPOST 0	141.9445 Ha	0	See :- Piketberg RD 231*. Note :- Sect.78(1)(g) Other reasons
244	2	AGRI	RIETFONTEIN 0	115.8534 Ha	3 250 000	Note :- Sect 78(1)(d) Value increased
262	3	AGRI	AVONTUUR 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated
294		AGRI	PIKETBERG RD 0	241.4232 Ha	11 550 000	Note :- Section 78(1)(c) Subdivided 294/1 afgesny

Geographical Area : Piketberg RD

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
307		AGRI	FARM 307 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated
308		AGRI	FARM 308 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated kons na 327/0
315		AGRI	Piketberg	363.0804 Ha	13 800 000	Note :- Section.78(1)(g) Consolidated
323		AGRI	PIKETBERG RD	653.4700 Ha	26 350 000	Note :- Section.78(1)(g) Consolidated van 29/1 en 262/3
325		AGRI	Piketberg	375.3831 Ha	13 350 000	Note :- Section.78(1)(g) Consolidated
327		AGRI	Piketberg	363.7622 Ha	12 600 000	Note :- Section.78(1)(g) Consolidated
Piketberg RD Totals :- (36 proper sites, 0 multipurpose, 0 site apportionments and 3 dummy records)				7 138.1210 Ha	R 204 188 000	

Totals per Category for Piketberg RD

Category	Sites	Extent	Previous extent	Current Value	Previous value
AGRI	33	7 136.8606 Ha	7 136.8606 Ha	204 185 000	204 185 000
PSi	3	1.2604 Ha	1.2604 Ha	3 000	3 000
Totals	36	7 138.1210 Ha	7 138.1210 Ha	R 204 188 000	R 204 188 000

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

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Hendrik Coenraad Botha

MUNICIPAL VALUER

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Piketberg - 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 : 20220701

Categories Reference

Category	Description
AGRI	Agricultural
COMM	Commercial
INDUS	Industrial
MUN	Municipal
RES	Residential
PSi	Public Service Infrastructure
PSP	State Owned Properties

Geographical Area : Piketberg

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
113		RES	Voortrekker Street 17	716 m ²	704 000	Note :- Section 78(1)(c) Subdivided 4774, 4775 off
411		PSP	Berg Street 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated see 4780
451		INDUS	Culemborg Street 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated see 4776
452		AGRI	Culemborg Street 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated see 4776
578		PSP	Simon van der Stel Street 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated see 4780
656		PSP	Berg Street 0	3 638 m ²	0	Note :- Section.78(1)(g) Consolidated see 4780
671		COMM	Akasia Street 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated see 4780
872		PSP	Agterho?Rskool 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated see 4780
951		RES	North Street 10	2 097 m ²	1 160 000	Note :- Sect 78(1)(d) Value increased
1339		MUN	Agter Gemeenskapsaal 0	348 m ²	70 000	Note :- Section 78(1)(c) Subdivided 4763 - 4772 Off
1397		RES	Buitengracht Street 41	1 028 m ²	1 200 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1399		RES	Buitengracht Street 39	796 m ²	1 845 000	Note :- Sect 78(1)(d) Value increased
1539		RES	Leeubekkie Street 29	404 m ²	297 000	Note :- Sect 78(1)(d) Value increased
3192		RES	Gousblom Street 6	206 m ²	341 000	Note :- Sect 78(1)(d) Value increased
3371		RES	Kelkiewyn Street 8	375 m ²	750 000	Note :- Sect 78(1)(d) Value increased
3493		INDUS	Vervoer Street 11	5 486 m ²	3 645 000	Note :- Sect 78(1)(d) Value increased
3619		RES	Bluegum Street 45	482 m ²	2 315 000	Note :- Sect 78(1)(d) Value increased
3621		RES	Bluegum Street 41	484 m ²	2 590 000	Note :- Sect 78(1)(d) Value increased
3971		RES	Jasmine Close 21	319 m ²	233 000	Note :- Sect 78(1)(d) Value increased
4038		RES	Heide Close 87	329 m ²	166 000	Note :- Sect 78(1)(d) Value increased
4125		RES	Primrose Street 63	216 m ²	204 000	Note :- Section 78(1)(f) Category Change
4197		RES	Primrose Street 42	210 m ²	157 000	Note :- Sect 78(1)(d) Value increased
4209		RES	Asblom Street 83	192 m ²	156 000	Note :- Sect 78(1)(d) Value increased
4465		COMM	Cilliers Street 0	6 892 m ²	4 950 000	Note :- Section 78(1)(c) Subdivided 4760 off
4760		COMM	Cilliers Street	7 392 m ²	740 000	Note :- Section 78(1)(c) Subdivided from 4465
4763		PSi	Roos Straat	954 m ²	1 000	Note :- Section 78(1)(c) Subdivided from 1339
4765		MUN	Loop Street	246 m ²	24 000	Note :- Section 78(1)(c) Subdivided from 1339
4767		MUN	Loop Street	271 m ²	25 000	Note :- Section 78(1)(c) Subdivided from 1339
4768		MUN	Loop Street	285 m ²	77 000	Note :- Section 78(1)(c) Subdivided from 1339
4769		MUN	Loop Street	332 m ²	158 000	Note :- Section 78(1)(c) Subdivided from 1339
4770		MUN	Loop Street	215 m ²	118 000	Note :- Section 78(1)(c) Subdivided from 1339
4771		MUN	Loop Street	294 m ²	123 000	Note :- Section 78(1)(c) Subdivided from 1339
4772		MUN	Loop Street	455 m ²	195 000	Note :- Section 78(1)(c) Subdivided from 1339
4774		RES	Voortrekker Street	667 m ²	187 000	Note :- Section 78(1)(c) Subdivided from 113
4775		RES	Voortrekker Street	689 m ²	190 000	Note :- Section 78(1)(c) Subdivided from 113
4776		INDUS	CulemborgStreet	3 970 m ²	2 365 000	Note :- Section.78(1)(g) Consolidated from 451,451

Geographical Area : Piketberg

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
4780		PSP	Berg Street	3.2146 Ha	28 330 000	Note :- Section.78(1)(g) Consolidated from 411,578,656,671,872
Piketberg Totals :- (37 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				7.2134 Ha	R 53 316 000	

Totals per Category for Piketberg

Category	Sites	Extent	Previous extent	Current Value	Previous value
AGRI	1	0 m ²	0 m ²	0	0
COMM	3	1.4284 Ha	1.4284 Ha	5 690 000	5 690 000
INDUS	3	9 456 m ²	9 456 m ²	6 010 000	6 010 000
MUN	8	2 446 m ²	2 446 m ²	790 000	790 000
RES	16	9 210 m ²	9 210 m ²	12 495 000	12 495 000
PSi	1	954 m ²	954 m ²	1 000	1 000
PSP	5	3.5784 Ha	3.5784 Ha	28 330 000	28 330 000
Totals	37	7.2134 Ha	7.2134 Ha	R 53 316 000	R 53 316 000

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

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Hendrik Coenraad Botha

MUNICIPAL VALUER

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Porterville - 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 : 20220701

Categories Reference

Category	Description
AGRI	Agricultural
COMM	Commercial
RES	Residential

Geographical Area : Porterville

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
1002		COMM	Jakkalskloof Road 0	257.8879 Ha	4 947 000	Note :- Section 78(1)(c) Subdivided 3365, 3728, 3729 off
1076		RES	Piet Retief Street 10	2 855 m ²	976 000	Note :- Sect 78(1)(d) Value increased
1080		RES	Piet Retief Street 2	2 070 m ²	752 000	Note :- Section 78(1)(c) Subdivided 3723,3734 off
1091		RES	Du Toit Street 16	1 896 m ²	2 025 000	Note :- Sect 78(1)(d) Value increased
1093		RES	Porter Street 5	714 m ²	840 000	Note :- Sect 78(1)(d) Value increased
1192		RES	Piet Retief Street 27	887 m ²	1 630 000	Note :- Sect 78(1)(d) Value increased
1245		RES	Church Street 26	1 700 m ²	1 225 000	Note :- Piet Retief Street
1267		COMM	Voortrekker Street 43	886 m ²	2 600 000	Note :- Sect 78(1)(d) Value increased
1339		RES	Piet Retief Street 65	975 m ²	1 045 000	Note :- Sect 78(1)(d) Value increased
1341		RES	Piet Retief Street 57	906 m ²	1 110 000	Note :- Sect 78(1)(d) Value increased
1471		AGRI	Uitvlug Street 0	18.5752 Ha	1 320 000	Note :- Section 78(1)(c) Subdivided 2455,2456 off
1779		RES	Voortrekker Street 49	2 114 m ²	2 805 000	Note :- Sect 78(1)(d) Value increased
1809		RES	Theron Street 5	792 m ²	1 190 000	Note :- Sect 78(1)(d) Value increased
1846		RES	Kliniek Street 9	363 m ²	209 000	Note :- Sect 78(1)(d) Value increased
2103		RES	Loerie Street 21	294 m ²	179 000	Note :- Sect 78(1)(d) Value increased
2314		RES	Voortrekker Street 93	4 047 m ²	1 830 000	Note :- Section 78(1)(c) Subdivided 2840-2843 off
2455		RES	Malanstraat	1 108 m ²	1 255 000	Note :- Sect 78(1)(d) Value increased
2540		RES	Church Street 18	832 m ²	1 345 000	Note :- Sect 78(1)(d) Value increased
2840		RES	Voortrekkerstreet	1 020 m ²	305 000	Note :- Section 78(1)(c) Subdivided from 2314
2841		RES	Voortrekker Street	1 403 m ²	350 000	Note :- Section 78(1)(c) Subdivided from 2314
2842		RES	Voortrekker Street	1 201 m ²	328 000	Note :- Section 78(1)(c) Subdivided from 2314
2843		RES	Voortrekker Street	1 017 m ²	305 000	Note :- Section 78(1)(c) Subdivided from 2314
3416		RES	Cj Pearce Street 0	153 m ²	155 000	Note :- Sect 78(1)(d) Value increased
3534		RES	Wes Street 8	2 958 m ²	919 000	Note :- Sect 78(1)(d) Value increased
3723		RES	Piet Retief Street 18	785 m ²	244 000	Note :- Section 78(1)(c) Subdivided from 1080
3724		RES	Piet Retief Street 16	785 m ²	244 000	Note :- Section 78(1)(c) Subdivided from 1080
3727		COMM	Jakkalskloof Road	6.4800 Ha	648 000	Note :- Section.78(1)(g) Consolidated 3365,3726
3728		COMM	Jakkalskloof Road	7.5574 Ha	756 000	Note :- Section 78(1)(c) Subdivided from 1002
3729		COMM	Jakkalskloof Road	6.2537 Ha	625 000	Note :- Section 78(1)(c) Subdivided from 1002
Porterville Totals :- (29 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				299.9303 Ha	R 32 162 000	

Totals per Category for Porterville

Category	Sites	Extent	Previous extent	Current Value	Previous value
AGRI	1	18.5752 Ha	18.5752 Ha	1 320 000	1 320 000
COMM	5	278.2676 Ha	278.2676 Ha	9 576 000	9 576 000
RES	23	3.0875 Ha	3.0875 Ha	21 266 000	21 266 000
Totals	29	299.9303 Ha	299.9303 Ha	R 32 162 000	R 32 162 000

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

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Hendrik Coenraad Botha

MUNICIPAL VALUER

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Redelinghuis - 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 : 20220701

Categories Reference

Category	Description
RES	Residential

Geographical Area : Redelinghuis

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
192		RES	De Villiers Street 0	743 m ²	905 000	Note :- Sect 78(1)(d) Value increased
193		RES	De Villiers Street 0	744 m ²	500 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
399		RES	Oeloff Berg Street 0	2 231 m ²	688 000	Note :- Sect 78(1)(d) Value increased
577		RES	Voortrekker Street 0	744 m ²	400 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
718		RES	Church Street 0	1 096 m ²	727 000	Note :- Sect 78(1)(d) Value increased
801		RES	De Villiers Street 0	600 m ²	497 000	Note :- Sect 78(1)(d) Value increased
Redelinghuis Totals :- (6 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				6 158 m ²	R 3 717 000	

Totals per Category for Redelinghuis

Category	Sites	Extent	Previous extent	Current Value	Previous value
RES	6	6 158 m ²	6 158 m ²	3 717 000	3 717 000
Totals	6	6 158 m²	6 158 m²	R 3 717 000	R 3 717 000

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Hendrik Coenraad Botha

MUNICIPAL VALUER

MUNISIPALITEIT BERGRIVIER MUNICIPALITY

Supplementary Valuation 3 for 20220701

(Velddrif - 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 : 20220701

Categories Reference

Category	Description
COMM	Commercial
RES	Residential

Geographical Area : Velddrif

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
212		COMM	Smit Avenue 0	5.4174 Ha	6 193 000	Note :- Sect 78(1)(d) Value increased
287		RES	Voortrekker Road 165	841 m ²	1 240 000	Note :- Section 78(1)(c) Subdivided 1841 off
334		RES	Acasia Avenue 55	1 011 m ²	650 000	Note :- Section 78(1)(c) Subdivided 2178 off and Incomplete Building
359		RES	Aster Street 32A	667 m ²	1 450 000	Note :- Sect 78(1)(d) Value increased
380		RES	Jacaranda Avenue	692 m ²	856 000	Note :- Sect 78(1)(d) Value increased
394		RES	Smit Avenue 104	1 522 m ²	1 880 000	Note :- Sect 78(1)(d) Value increased
404		RES	Angelier Street 0	764 m ²	2 305 000	Note :- Section 78(1)(c) Subdivided 660,661 off
418		RES	Vye Street 0	1 268 m ²	977 000	Note :- Section 78(1)(c) Subdivided 2176 off
469		RES	Turksvy Avenue 75	967 m ²	1 855 000	Note :- Sect 78(1)(d) Value increased
483		RES	Voortrekker Road 0	605 m ²	312 000	Note :- Section 78(1)(c) Subdivided 1433 off
564		RES	Kort Street 1	746 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
650		RES	Waterkant Street 0	768 m ²	2 540 000	Note :- Sect 78(1)(d) Value increased
655		RES	Church Street 0	2 520 m ²	1 785 000	Note :- Sect 78(1)(d) Value increased
660		RES	Angelier street	690 m ²	333 000	Note :- Section 78(1)(c) Subdivided from 404
661		RES	Angelier street	680 m ²	331 000	Note :- Section 78(1)(c) Subdivided from 404
880		RES	Meeu Street 17	840 m ²	1 430 000	Note :- Sect 78(1)(d) Value increased
1106		RES	Jacaranda Avenue 13A	632 m ²	1 070 000	Note :- Sect 78(1)(d) Value increased
1140		RES	Voortrekker Road 208	604 m ²	1 185 000	Note :- Sect 78(1)(d) Value increased
1325		RES	Acasia Avenue 31A	575 m ²	600 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1396		RES	Carosini Street 0	0 m ²	0	Note :- Section.78(1)(g) Consolidated see 1397
1433		RES	Jakarandalaan 6	605 m ²	1 465 000	Note :- Sect 78(1)(d) Value increased
1671		RES	Hibiskus Avenue 0	200 m ²	162 000	Note :- Section 78(1)(c) Subdivided
1672		RES	Aan die Oewer	200 m ²	162 000	Note :- Section 78(1)(c) Subdivided 1671
1674		RES	Aan die Oewer	201 m ²	600 000	Note :- Section 78(1)(c) Subdivided from 1671
1675		RES	Aan die Oewer	203 m ²	600 000	Note :- Section 78(1)(c) Subdivided from 1671
1685		RES	Aan die Oewer	222 m ²	400 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1686		RES	Aan die Oewer	209 m ²	300 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1687		RES	Aan die Oewer	222 m ²	250 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1696		RES	Aan die Oewer 0	231 m ²	1 095 000	Note :- Sect 78(1)(d) Value increased
1698		RES	Aan die Oewer	200 m ²	984 000	Note :- Sect 78(1)(d) Value increased
1736		RES	Aan Die Oewer 0	240 m ²	800 000	Note :- Sect 78(1)(d) Value increased
1746		RES	Jakaranda Street 40	748 m ²	1 000 000	Note :- Sect 78(1)(d) Value increased (Incomplete)
1750		RES	Hibiscus Avenue 0	206 m ²	1 010 000	Note :- Sect 78(1)(d) Value increased
1755		RES	Hibiscus Avenue 0	210 m ²	1 070 000	Note :- Sect 78(1)(d) Value increased
1841		RES	Voortrekker	645 m ²	478 000	Note :- Section 78(1)(c) Subdivided from 287
2144		RES	Church Street	234 m ²	700 000	Note :- Sect 78(1)(d) Value increased (Incomplete)

Geographical Area : Velldrif

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
2176		RES	Vye Street	638 m ²	1 125 000	Note :- Section 78(1)(c) Subdivided from 418
2178		RES	Acasia Avenue	476 m ²	275 000	Note :- Section 78(1)(c) Subdivided from 334
2180		RES	Smit Avenue	479 m ²	1 100 000	Note :- Section 78(1)(c) Subdivided from 65
Velldrif Totals :- (39 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)				7.6935 Ha	R 41 168 000	

Totals per Category for Velddrif

Category	Sites	Extent	Previous extent	Current Value	Previous value
COMM	1	5.4174 Ha	5.4174 Ha	6 193 000	6 193 000
RES	38	2.2761 Ha	2.2761 Ha	34 975 000	34 975 000
Totals	39	7.6935 Ha	7.6935 Ha	R 41 168 000	R 41 168 000

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 Bergrivier 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 16 day of September 2024.

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

Totals per Category for all Towns and Rural

Category	Sites	Extent	Previous extent	Current Value	Previous value
AGRI	40	8 440.3863 Ha	8 440.3863 Ha	218 155 000	218 155 000
COMM	14	285.4757 Ha	285.4757 Ha	27 855 000	27 855 000
INDUS	3	9 456 m ²	9 456 m ²	6 010 000	6 010 000
MUN	8	2 446 m ²	2 446 m ²	790 000	790 000
POW	2	1.0390 Ha	1.0390 Ha	2 520 000	2 520 000
PSi	4	1.3558 Ha	1.3558 Ha	4 000	4 000
PSP	5	3.5784 Ha	3.5784 Ha	28 330 000	28 330 000
RES	260	18.1327 Ha	18.1327 Ha	353 717 000	353 717 000
Totals	336	8 751.1581 Ha	8 751.1581 Ha	R 637 381 000	R 637 381 000