



Client: National Real Estate
User: Hennie Gouws
Tracking #: Blueprint_Prop:20211202025740
Report Date: 2021/12/02
Report #: 48491448

Property Details

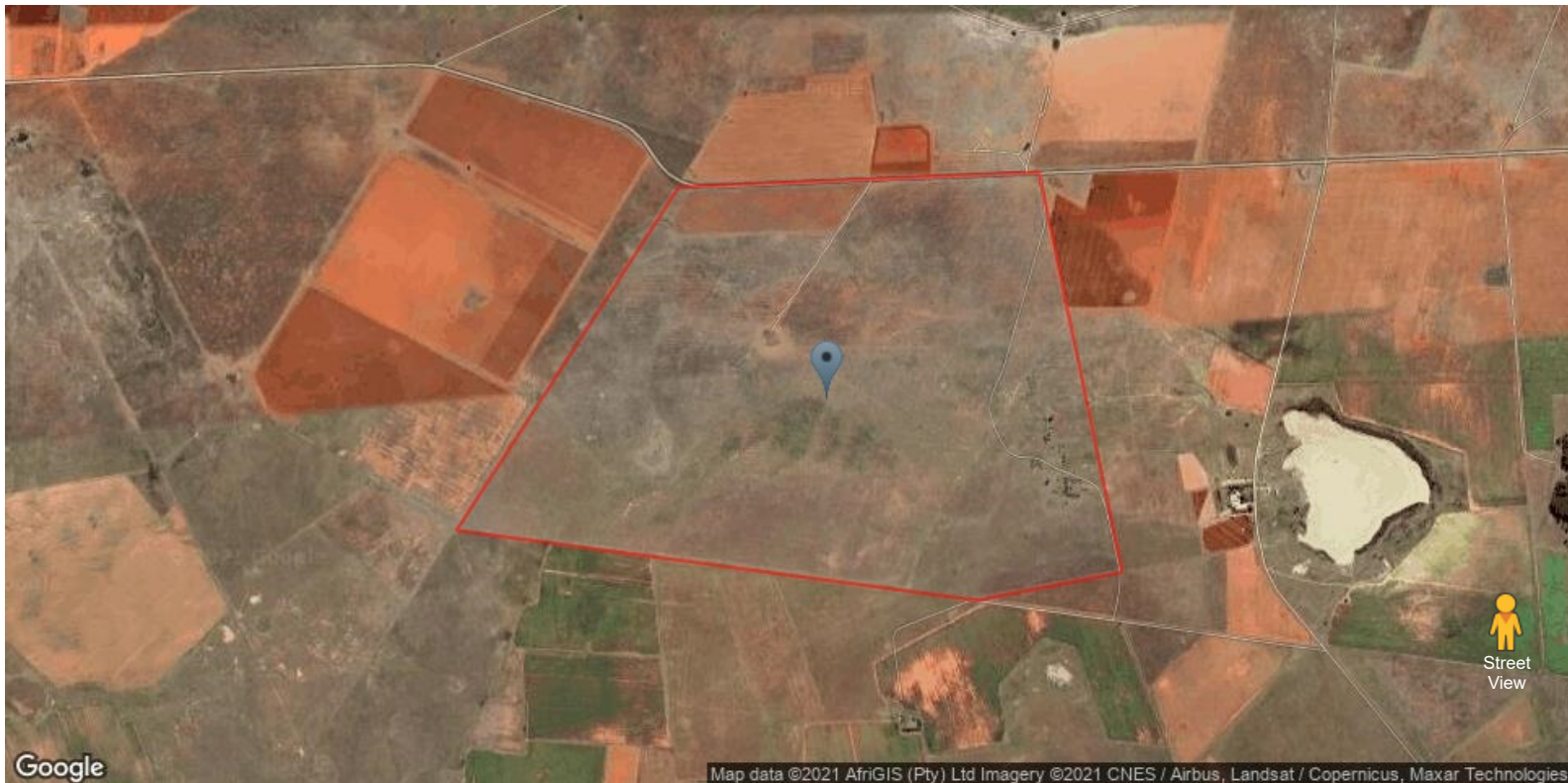
Property Type:	FARM	Legal Description:	Farm 142 FLORISBAKEN Reg Div: BOSHOF RD FREESTATE
Province:	FREE STATE	Municipality:	Tokologo
Registration Division:	BOSHOF RD	Erf #:	142
Farm Name:	FLORISBAKEN	Portion #:	0
Suburb:	Tokologo Non Urban	Street:	Not Available
Street #:	Not Available	Last Sales Price:	R 714 345
Last Sales Date:	20010709	Coordinates (Lat\ Long):	Google Maps: -28.6277, 25.8984 Street View
Land Size (Registered):	538.9299 ha	SG Code:	F0040000000014200000
Land Size (Cadastral):	540.2396 ha		
Estimate Size Under Roof:	Not Available		

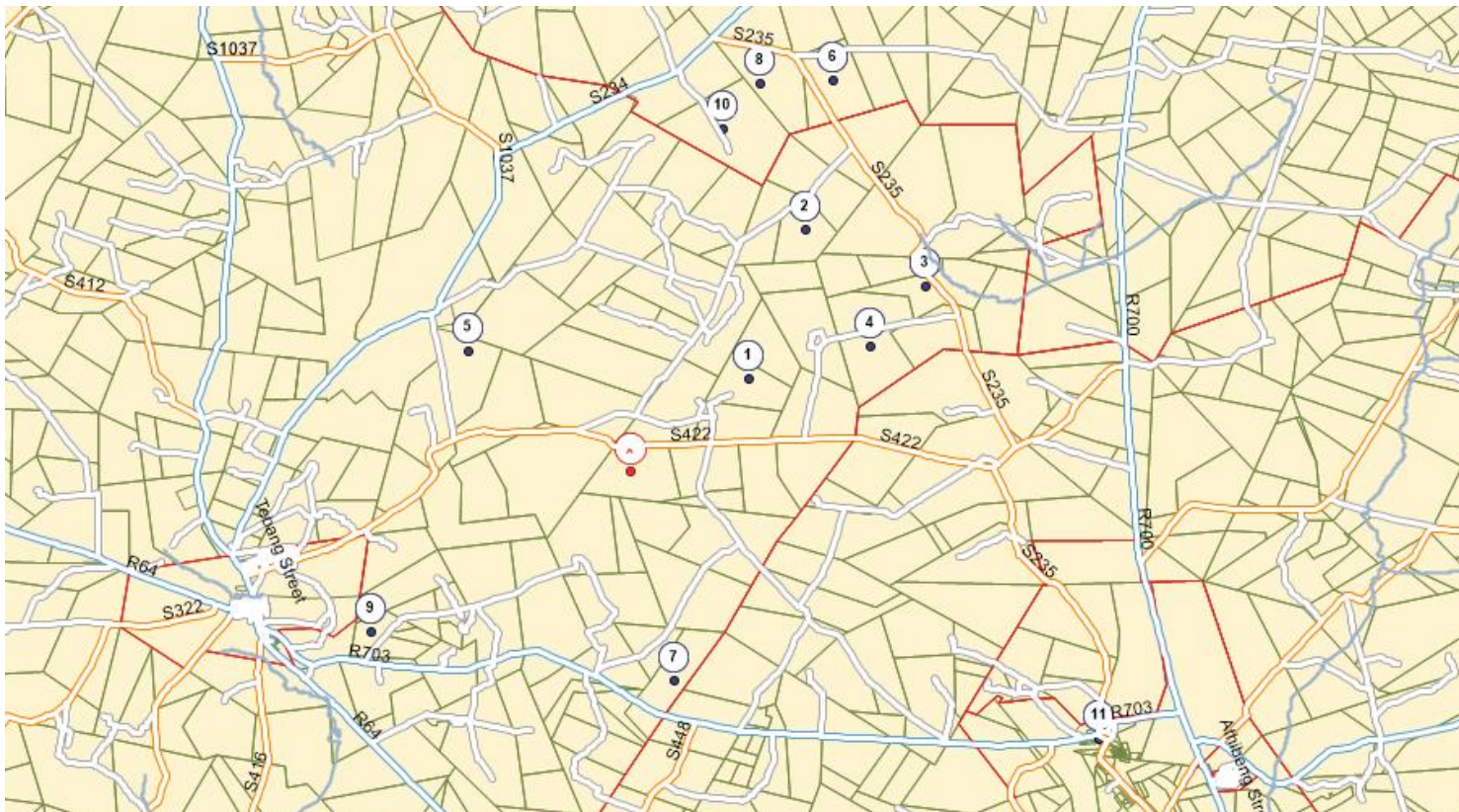
Owner Details



Owner Name	ID / Registration Number	Title Deed No	Share	Marital Status
WELGEDACHT TRUST	IT875/01	T28128/2001		Not Available

Imagery





	Street Address	Township	Farm Name	Erf Portion	Sales Date	Reg Date	Sales Price	Size	R/m2	Distance	Cash				
1	TOKOLOGO NON URBAN	BOSHOF RD	SCHAAPPLAATS	870 2	20201203	20210610	R 1 680 000	383.12 ha	R	5373	<input checked="" type="checkbox"/>	-	-	-	-
2	TOKOLOGO NON URBAN	BOSHOF RD	DANIELS RUST	802 1	20210614	20210903	R 2 100 000	342.61 ha	R 1	11064	<input checked="" type="checkbox"/>	-	-	-	-
3	TOKOLOGO NON URBAN	BOSHOF RD	WELGELUKGEVONDEN	1649 0	20200629	20201021	R 3 557 638	515.60 ha	R 1	12351	<input type="checkbox"/>	4	4.0	-	-
4	TOKOLOGO NON URBAN	BOSHOF RD	KAREE NEK	715 0	20200629	20201021	R 5 156 689	859.45 ha	R 1	9510	<input type="checkbox"/>	4	4.0	-	-
5	TOKOLOGO NON URBAN	BOSHOF RD	BADEN-BADEN	1363 0	20190212	20190529	R 1 500 000	516.35 ha	R	7236	<input type="checkbox"/>	-	-	-	-
6	TSWELOPELE NON URBAN	BULTFONTEIN RD	KARREEFONTEIN	255 3	20200412	20201001	R 4 002 218	580.32 ha	R 1	16617	<input checked="" type="checkbox"/>	-	-	-	-
7	TOKOLOGO NON URBAN	BOSHOF RD	ZWARTKOP	713 0	20190110	20190425	R 4 350 000	513.92 ha	R 1	8283	<input type="checkbox"/>	-	-	-	-
8	TSWELOPELE NON URBAN	BULTFONTEIN RD	KARREEFONTEIN	255 0	20191029	20200213	R 3 679 502	566.77 ha	R 1	15625	<input type="checkbox"/>	-	-	-	-
9	TOKOLOGO NON URBAN	BOSHOF RD	VREDE	995 0	20190329	20190726	R 2 500 000	310.32 ha	R 1	10846	<input checked="" type="checkbox"/>	-	-	-	-
10	TSWELOPELE NON URBAN	BULTFONTEIN RD	KWAGGAHOEK	395 1	20191029	20200213	R 6 124 203	942.19 ha	R 1	13604	<input type="checkbox"/>	-	-	-	-
11	SOUTPAN	BRANDFORT RD	WELVERDIENT	886 0	20210203	20210420	R 350 000	4.94 ha	R 7	19091	<input checked="" type="checkbox"/>	-	-	-	-

Offer to purchase

Comparable Valuation

Comparable Average Sales Price: R 3 181 841

Municipal Valuation

Municipal Valuation: R 3 955 000
 Rating Period: Not Available
 Usage Category: AGRICULTURE

Year of Valuation: 2014
 Estimated Monthly Rates: Not Available
 Usage: AGRICULTURE

Sales In Execution and Properties In Possession

No data for Sales In Execution and Properties In Possession

Bond Details

Institution	Bond Amount	Bond Number	Bond Registration Date
LAND- & AGRICULTURAL DEVELOPMEN	R 14 000 000	B5680/2018	20181107

Other Endorsements

No endorsements info on the selected property.

Servitudes

No servitudes info on the selected property.

Transfer History

Buyer Name	Seller Name	Reg Date	Purchase Date	Purchase Price	Title Deed No
TRUST	PRIVATE PERSON	20010828	20010709	R 714 345	T28128/2001

Transfer Summary for past 3 months

Max Transfer in the Suburb: R 60 700 000 Min Transfer in Suburb: R 833 750 Total Transfers: 27

Street Transfer History

No transfers were returned for the selected property's street, or no street details exist.

Suburb Trends - Tokologo Non Urban

Median Price (R'000)

Number of Transfers

■ Sectional Schemes ■ Freehold ■ Vacant Land

Amenities

No amenities available for this selected property.

Please note that Lightstone obtains data from a broad range of 3rd party sources and-despite the application of proprietary data cleaning processes-cannot guarantee the accuracy of the information provided in this report. It is expressly recorded that information provided in this report is not intended to constitute legal, financial, accounting, tax, investment, consulting or other professional advice. This report does not contain any confidential information relating to the property owner or any owners residing in the suburb. All Owner details, bond, home loan and property registration information in the reports is from the Deeds office where information on all property registrations, property transfers as well as all registered bonds/ home loans are kept. This is public domain information and accessible by any person.

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