

SECTION B

ANNEXURE 03

GOLF CLUB: PORTION 6 OF ORANJEMUND TOWNLANDS NR 165

1. Objective

The purpose of the enquiry is for interested parties to provide Namdeb with Proposals for the sale of property detailed herein.

2. Specification of property

The property is situated close to the beach and the Orange River Mouth. Currently it is used for:

- Team building sessions
- Functions
- Golf tournaments

a. Characteristics

NUMBER	DESCRIPTION	SIZE
1	Club house and bar	60m ²
1	Kitchen	15m ²
1	Locker rooms (toilet and shower)	306m ²
1	Office	20m ²
1	Office	12m ²
1	Storerrooms	30m ²

The Golf Course has 18 holes, greens, fairways, rough areas, tees and other minimal hazards.

The irrigation system is partly operational.

The area is surrounded by Ramsar Site and bordered by the Orange river.

It should be noted that the Golf Course is home to animal wildlife (Springbok, Gemsbok, Ostrich, Jackall and many types of water- and other birds).

b. Suggested Intended usage

- Golf
- Functions

c. Photo's



CURRENT VALUE

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The underneath table indicates the current value.

ERF NUMBER	LAND SIZE M²	LAND VALUE N\$	IMPROVEMENT SIZE M²	IMPROVEMENT VALUE N\$ (MUNICIPAL)	IMPROVEMENT VALUE N\$ (MARKET)	TOWN PLANNING COST N\$	ZONING	LAST VALUATION DATE
PORTION 8 OF FARM ORANJEMUND TOWNLAND NO 165	123,568	309000	240	1497600		-	TOWNLAND	1 Jul 2013