

INFORMATION PACK

FOR

8.5Ha PRIME LAND NEAR COPPERLEAF CENTURION GROWTH NODE

PORTION 188 OF FARM KNOPJESLAAGTE 385 – JR, MNANDI



ON SITE AUCTION – Thursday, 23 October 2025 @ 11h00
Dehan 073 154 1745 | dehan@bideasy.co.za

Property Information

Title Deed Information –

PORTION 188 OF FARM KNOPJESLAAGTE 385, GAUTENG – JR

Title Deed:	T86050/2003
Known As:	INGWE AIRFIELD, STAND 188, KNOPJESLAAGTE 385, MNANDI
Extent:	8.5653Ha
Local Authority:	CITY OF TSHWANE METROPOLITAN MUNICIPALITY
Registration Division:	JR
Province:	GAUTENG
VAT Status:	The Seller IS registered for VAT
Zoning:	AGRICULTURAL

Property Description

This **8.5653Ha property presents a rare opportunity** to secure land in the **rapidly expanding Centurion–Midrand growth region**. Ideally located near the N14 and R114, the property has **excellent accessibility** close to Copperleaf Golf Estate and Copperleaf Pinnacle College.

The land is adaptable and well-suited to a range of potential uses. The size and setting make it ideal for small-scale farming, equestrian activities, or lifestyle living, while its strategic **position also lends itself to rezoning and future development**.

The surrounding area reflects the strong growth dynamics of the region, with a mix of agricultural smallholdings, established residential estates, and ongoing development projects, particularly toward Midrand, Blue Hills, and Centurion. **Prominent commercial and industrial nodes**, including retail centers, logistics hubs, and corporate offices, are located within easy reach, further enhancing the property's value as a strategic investment.

With its central position between Johannesburg and Pretoria, **the property lies at the heart of one of Gauteng's most dynamic development hubs**. It offers exceptional potential for investors, developers, or individuals seeking to secure versatile landholding that combines immediate use with long-term value.

The current infrastructure includes:

- Large steel and net structures that were utilized as aircraft hangars.
- Enclosed entertainment areas with boma.
- Warehouse and workshops
- Old Farmhouse
- Borehole with Water Tanks.

Rates & Taxes: ± R1,428.37

Aerial Photos



****All lines for illustration purposes only****



Yellow dotted lines illustrate access roads to the property

Aerial Photos - Infrastructure



Photos



GIS



Map



GPS Co-Ordinates 25°53'44.0"S 28°03'11.4"E
-25.895543, 28.053178



Terms & Conditions

Registration (and viewing) opens one hour prior to the commencement of the Auction.

Bidders need to FICA when registering to bid with Copy of ID and Proof of Residence.

5% Deposit payable on the fall of the hammer.

10% Commission, + VAT on Commission, payable on the fall of the hammer.

45 Days for Guarantees.

7 Days Confirmation Period.

For more information, or to pre-register for the auction, please contact:

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Disclaimer

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The Rules of Auction and Conditions of Sale/ Deed of Sale contain the registration requirements if you intend to bid on behalf of another person or an entity. The above lots are all subject to a reserve price and the sale by auction is subject to a right to bid by or on behalf of the owner or auctioneer. All Terms & Conditions apply. BidEasy reserves right to remove / add assets / lots without notice before or on auction day.