

## INFORMATION PACK

FOR

### **ALOE BUSH GAME & BREEDING FARM HUNTING / BREEDING WITH 5\* ACCOMMODATION**

**PORTION 589 & 590 & 591 & 598 & 599 OF FARM LOSKOP NOORD**



**On Site Auction Date – Wednesday, 22 November 2017 @ 11h00**

**Contact: Pieter Nel – 084 8800 165**

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## Property Information

### Title Deed Information – Full Title

**Portion 589 Of The Farm Loskop Noord 12 - JS**

**Title Deed: T31701/2014**

**Extent: 62.0036Ha**

**Local Authority: Greater Groblersdal Local Municipality**

**AND**

**Portion 590 Of The Farm Loskop Noord 12 - JS**

**Title Deed: T31701/2014**

**Extent: 61.9974Ha**

**AND**

**Portion 591 Of The Farm Loskop Noord 12 - JS**

**Title Deed: T31701/2014**

**Extent: 62.0051Ha**

**AND**

**Portion 598 Of The Farm Loskop Noord 12 - JS**

**Title Deed: T49608/2014**

**Extent: 75.1886Ha**

**AND**

**Portion 599 Of The Farm Loskop Noord 12 - JS**

**Title Deed: T31701/2014**

**Extent: 75.3752Ha**

**Local Authority: Greater Marble Hall Local Municipality**

**Registration Division: JS**

**Province: LIMPOPO**

**Registered Owner: BRONZE AMBER TRADING 21 (PTY) LTD (Reg 2007/021295/07)**

**VAT Status: The seller IS Registered for VAT**

**Zoning: Agricultural**

## 336 Ha State of the Art Game & Breeding Farm with Rare / Colour Breeding Stock with 5 Star Accommodation

**The Farm and the Game will be offered Individually and Collectively.**

### Property Description

- BREEDING
  - 10 CAMPS FOR BREEDING SYSTEM
  - 40 % OF CAMPS HAVE ELECTRIC FENCING WITH CANVAS ON THE FENCE.
  - ALL CAMPS ARE EQUIPPED WITH WATER SYSTEM
  - BOMA IN MIDDLE WHERE 8 OF THE 10 CAMPS CONNECT- IMPROVEMENTS STILL TO BE MADE - 40 % OF BUILDING
  - P3 Permit to Trade and Hunt



## • BREEDING GAME – LIFE STOCK LIST

- |   |  |
|---|--|
| <ul style="list-style-type: none"> <li>▪ CAMP 1<br/>KING W/B BULL 3YRS<br/>SPLIT KING W/B COWS.<br/>SPLIT GOLDEN W/B COWS<br/>SPLIT SADDLE BACK IMPALA RAM<br/>BLACK SPLIT IMPALA EWES</li> <li>▪ CAMP 2<br/>REST CAMP</li> <li>▪ CAMP 3<br/>SPLIT KING BULL 3YRS<br/>SPLIT KING COWS<br/>SPLIT GOLDEN COWS<br/>BLACK IMPALA RAM<br/>SPLIT BLACK IMPALA EWES</li> <li>▪ CAMP 4<br/>GOLDEN B/W/B/ BULL 3YRS<br/>GOLDEN B/W/B COW<br/>SPLIT GOLDEN B/W/B COWS<br/>LIVINGSTONE ELAND BULL<br/>LIVINGSTONE ELAND COWS<br/>LIVINGSTONE ELAND CALVES</li> <li>▪ CAMP 5<br/>BLACK IMPALA RAM<br/>SPLIT BLACK IMPALA EWES<br/>KUDU BULL<br/>KUDU COWS<br/>KUDU CALVES<br/>ORYX GOLDEN BULL<br/>GOLDEN SPLIT ORYX COWS<br/>BASE ORYX COWS</li> </ul> | <ul style="list-style-type: none"> <li>▪ CAMP 6<br/>NYALA BULL<br/>NYALA EWES<br/>GOLDEN B/W/B BULL<br/>GOLDEN B/W/B HEIFFER<br/>SPLIT GOLDEN B/W/B HEIFFER<br/>SPLIT GOLDEN B/W/B COWS</li> <li>▪ CAMP 7<br/>NYALA BULL<br/>NYALA EWES<br/>BLACK IMPALA RAM<br/>SPLIT BLACK IMPALA EWES</li> <li>▪ CAMP 8<br/>NYALA BULL<br/>NYALA EWE<br/>SPLIT SADDLE BACK IMPALA RAM<br/>BLACK IMPALA EWES</li> <li>▪ CAMP 9<br/>BULL CAMP<br/>NYALA BULL<br/>SPLIT KING BULL<br/>BLACK IMPALA RAM</li> <li>▪ CAMP 10<br/>WHITE BLESBUCK RAM<br/>WHITE BLESBUCK EWE</li> </ul> |
|---|--|

- **HUNTING**

- Various Hideouts
- Constant water Supply
- Various Species
- P3 Permit to Trade and Hunt
- Feeding sports during winter
- Shooting Range
- All camps are fenced with canvas



- **GAME OR HUNTING INCLUDES**

- Impala, Kudu, Blouwildebeest, Eland, Giraffe, Nyala, Zebra, Bushbuck, Waterbuck, Blesbuck, Waterbuck, White Blesbuck



## BUTCHERY

- Fully Equipped
- Cold Room 6m X 5m
- Chain Block with Hooks
- Well maintained drainage system
- Wash system
- Meat Crates, Butcher Knives & Bandsaw
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## AIRCRAFT FACILITIES

- 980m x 15m Landing Strip
- Aircraft Hanger





- **24mX9m Store**

## **LODGE - ACCOMMODATION**

- **5 X STANDARD SELF-CATERING CHALETS**
  - 2 x  $\frac{3}{4}$  Beds
  - Fully Fitted with all equipment, appliances, linen, furniture – to the highest quality
  - Roof Fan and A/C-Conditioner
  - Private Boma and Braai Area
- **1 X EXECUTIVE / BRIDAL SELF CATERING CHALET**
  - En Suite Bathroom
  - Separate Room for Bridesmaids
  - Fully Equipped Kitchen – Exclusively Furnished
  - Separate Bathroom
  - Private Patio with Outdoor Shower
  - Private Braai Facility
- **1 X BACHELOR FLAT**
  - Equipped and Fully Furnished
- **1 X STANDARD EN-SUITE GUEST ROOM**





- **6 X STANDARD TENTED CHALETs**

- Self Catering
- Own Swimming Pool
- Fully equipped Kitchen
- Lapa
- D.S.T.V. & WI-FI.
- Close Proximity to Main Centre
- Secure
- Roof Fans
- Inclusive of 2 Beds Linen, blankets, Towels
- Mosquito Nets
- Eskom Electricity



- **PRIVATE ACCOMMODATION**

- Modern House with 3 Bedrooms



- **MANAGER'S HOUSE**

- 1 Bedroom Flat

- **SERVANT ROOMS**

- 8 Rooms
- 2 Ablutions
- Boma Area
- Kitchen
- Laundry
- Electricity and warm water



- **ADMINISTRATION BLOCK (ADMIN AND RECEPTION)**

- Reception with WiFi
- Office
- 2-Way Radio System
- 1 Guest Suite
- 1 Bachelor Flat
- Modern Kitchen with 6 plate Gas Stove and Large Scullery – Corporate Functions
- Laundry

- **MAIN LAPA AND RESTAURANT AREA**

- Bar & Pool Area with Boma Area
- Stylish Furniture & Pool Table
- Bathrooms
- DSTV & WiFi



- **BAR**

- Ice Machine
- Store
- 2 Door Bar Fridge
- 4 Door Under Counter Bar Fridge
- Stock on Hand
- Pool Table and Bar Chairs

- **RESTAURANT**

- Restaurant to cater for Functions
- Seats 30 Indoors and 70 Outdoors
- 2 X Fire Places
- 1 X Built in Braai
- SECURITY SYSTEM
- Fully Furnished and Equipped, including linen and cutlery.



- **CHAPEL**

- 120 People
- Sound Room and Exclusive Lighting
- Authentic Workmanship and Finishes:



- **HALL**

- Air-Conditioner System
- Roof Fans
- Tables and Chairs – up to 150 Guests
- Pull Down Screen
- Projector from the Roof
- 2 Movable White Boards
- Sound System
- Serving Counter
- Bathrooms

**SUITABLE FOR**

- Conferencing
- Expo's
- Weddings
- Large Events
- Accommodates 150 Guests



## FARM - MOVABLE ASSETS

- 2 X JOHN DEERE TRACTORS
- 1 X NISSAN LDV – OPEN FARM VEHICLE
- 1 X ISUZU LDV WITH 1 X NEW CHIPPER MACHINE
- 1 X HUYNDAI 3TN PICK UP
- 1 X LAND CRUISER GAME VIEWER
- 1 X 4-WHEELER HONDA 400CC MOTORBIKE
- 1 X 4-WHEELER LINEY 450 CC MOTORBIKE
- 1 X HAMERMEULE – THRESHING MACHINE
- 1 X SLASHER
- 1 X NEW GRADER (TRACTOR PULL)
- 1 X GAME PICK UP TRAILOR
- 1 X STANDARD TRAILOR FOR TRACTOR
- 1 X TIPPER TRAILOR
- 1 X 350 LT DIESEL TANKER ON TRAILOR
- 1 X 300 LT SQUIRT FOR PLANT CHEMICALS AND PEST CONTROL
- 3 X AGRICULTURAL TUNNELS DISASSEMBLED
- 80 TONS OF CUT WOOD (average)
- KUDU LAWNMOWER AND BRUSH CUTTERS



## • FARM - WATER SUPPLY SYSTEM

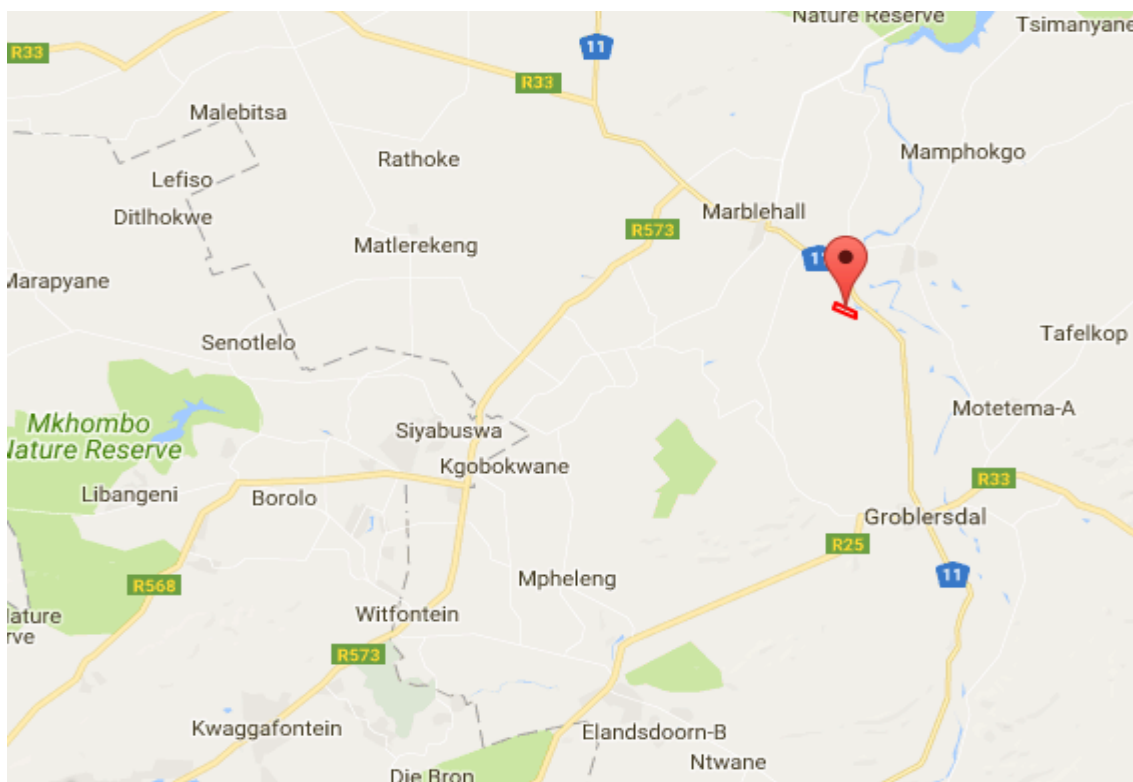
- BOREHOLE ON FARM
- STORAGE DAMS FROM RAIN WATER – CONTINUOUS FLOW







## Map



GPS Co-Ordinates 25°01'58.7"S 29°20'34.0"E  
-25.032963, 29.342778

## Combined Portions



## Terms & Conditions

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.

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