

INFORMATION PACK

FOR

THATCHFIELD ESTATE

3 BED TOWNHOUSE

NEAR CURRO SCHOOL & COLLEGE

14 SHIRAZ, 50 QUAIL STREET, THATCHFIELD CLOSE, CENTURION



ON SITE AUCTION - Wednesday, 11 November 2026 @ 11h00
Pieter 084 8800 165 | pieter@bideasy.co.za

Thatchfield

Thatchfield Estate is an established residential development in Centurion, offering a secure community environment with a focus on comfortable family living. The estate comprises several residential neighbourhoods managed through a Homeowners Association, with access to communal facilities and services that contribute to the overall residential lifestyle. Its location provides convenient access to major routes, schools, shopping centres and other amenities throughout the greater Centurion area.

Security is an important feature of the estate, with 24-hour access control at the entrance gates and a comprehensive security service. Measures include visitor access procedures, regular foot and vehicle patrols, boundary monitoring and CCTV surveillance. These security arrangements contribute to a controlled residential environment and provide added peace of mind for homeowners and residents.

Residents also have access to a range of communal recreational facilities, including a sports field, tennis court, basketball court and children's playground. These amenities provide opportunities for outdoor recreation, sports and family activities within the estate. The combination of residential security, shared facilities and convenient access to everyday amenities makes Thatchfield an appealing setting for families, professionals and buyers seeking a secure estate lifestyle.



Property Information

Title Deed Information –

SS SHIRAZ (543/2011), UNIT 14, RUA VISTA EXT 9, GAUTENG – JR

Known As:	14 SHIRAZ, 50 QUAIL STREET, THATCHFIELD CLOSE, CENTURION
Title Deed:	ST57247/2024
Extent:	127m²
Local Authority:	CITY OF TSHWANE METROPOLITAN MUNICIPALITY
Registration Division:	JR
Province:	GAUTENG
VAT Status:	The seller is NOT registered for VAT
Zoning:	RESIDENTIAL

Property Description

Situated within the secure Thatchfield Estate in Centurion, this modern 3-bedroom townhouse offers comfortable estate living in a well-established residential area. The home combines a practical layout with inviting living spaces and a private garden, making it well-suited to family living, professionals, or buyers seeking a secure lock-up-and-go lifestyle.

The property is conveniently located with access to the R55 and N14, providing connections to Centurion, Pretoria, Midrand and the greater Johannesburg area. The surrounding area offers a variety of schools, shopping centres and everyday amenities, including Curro Thatchfield, Uitsig Primary School, Thatchfield Retail Centre, Forest Hill City and Mall@55.

The interior features an inviting open-plan living area that connects the lounge and kitchen, creating a comfortable and functional space for everyday living and entertaining. The well-appointed kitchen offers a practical layout and is complemented by a separate scullery.

The home comprises 3 bedrooms and 2 bathrooms. The living area extends to a private garden, creating an outdoor space that complements the home's interior living areas.

Additional features include a solar system comprising 4 solar panels, an inverter and a battery, offering an alternative power solution. Secure parking is provided by a double garage, accommodating 2 vehicles with additional space for storage.

Situated within a secure, well-managed estate, the property offers the benefits of estate living while remaining conveniently positioned close to major routes and the amenities of the greater Centurion area.

Improvements

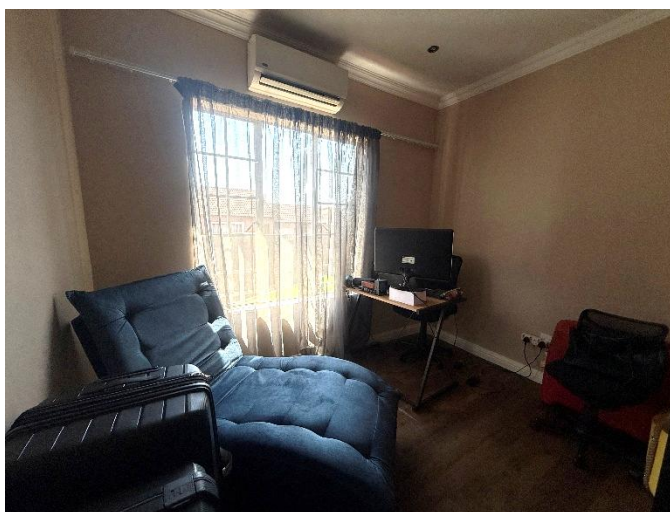
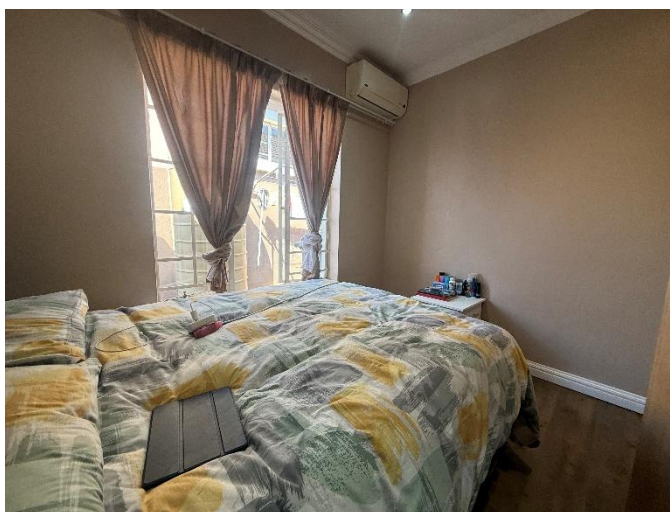
- 3 Bedrooms
- 2 Bathrooms
- Lounge
- Kitchen
- Scullery
- Garden
- Double Garage
- Solar System
- Pre-Paid Water
- Pre-Electricity

Rates & Taxes: ± R923.25 p/m

Levy (Shiraz): ± R1,873.02 p/m / **Levy (Thatchfield Estate):** ± R999.80

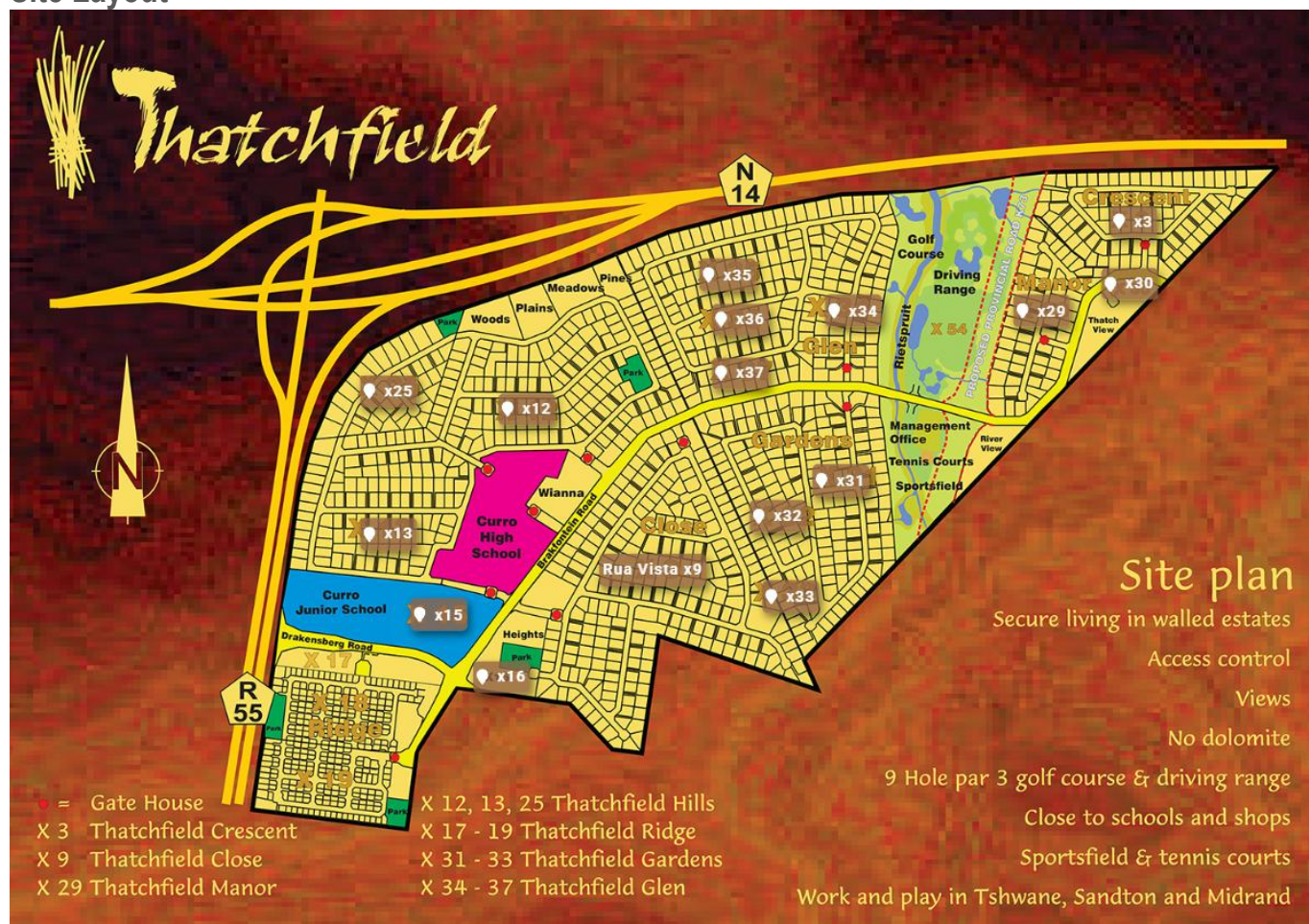
Photos







Site Layout



Map



GPS Co-Ordinates 25°54'04.1"S 28°06'58.4"E
-25.901151, 28.116208



Terms & Conditions

Registration (and viewing) opens one hour prior to the commencement of the Auction.
Bidders need to FICA when registering to bid with a copy of ID and Proof of Residence.

5% Deposit payable on the fall of the hammer.

10% 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:

Pieter Nel

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