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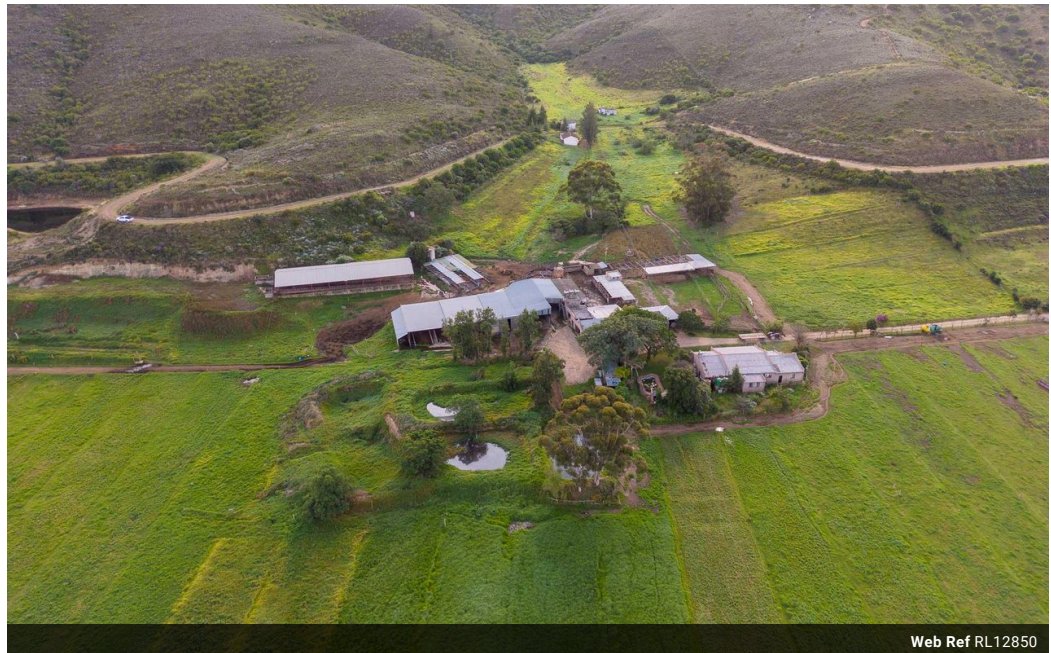
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Vredenburg Road  
Devonvallei  
Stellenbosch  
7600



Web Ref RL12850



**R19,000,000**

**Monthly Bond Repayment** R196,115.79  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R2,136,909.00    **Bond Costs** R127,535.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R1,500

 3     2     2

### ESTABLISHED DAIRY FARM, RIVERSDALE

High potential Dairy farm situated in an area that is well known for sustainable water supply that are gravity fed. The farm is 100 hectares in size with a total area of 45 hectares under permanent irrigation of which 10 hectares are under pivot irrigation and 35 hectares under sprinkler irrigation. The farm's water rights are registered with the Korente Vetterivier scheme and the quality is known to be of very good quality.

Infrastructure include a 3 bedroom farmhouse, 40 point parlor, 3 labourer houses, large shed and under roof area. The farm is 5 km from Riversdale and there is no public road through the farm. The irrigated grazing include a mixture of Kikuyu grass, Ryegrass and clover. Without having additional feeding and with the current grazing, the farm's milking capacity is 200 cows but could be increased in...

### Features

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	3	Garages	2	Floor Size	300m <sup>2</sup>
Bathrooms	2	Pool	Yes	Land Size	1,000,000m <sup>2</sup>
Kitchens	1	Views	Yes		
Recep. Rooms	2				
Studies	1				

