

# Swartland Municipality

## General Valuation for 2023

(Riverlands (Greater Chatsworth) - Final Valuation Roll)

**In accordance with Section 30 of the Municipal Property Rates Act 6 of 2004  
Kragtens Artikel 30 van die Munisipale Eiendomsbelastingwet 6 van 2004**

**Date of valuation : 2023/07/01**

**Categories Reference**

Category	Description
RES	8(2)(a) Residential properties
COM	8(2)(c) Business and Commercial properties
AGRI	8(2)(d) Agricultural properties
PSP	8(2)(f) Properties owned by the state and used for public service purposes
PSI	8(2)(g) Public service infrastructure properties
VAC	8(3) Vacant land

**Geographical Area : Riverlands (Greater Chatsworth)**

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
101		VAC	Erf 101 0	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
257		VAC	Erf 257 0	991 m <sup>2</sup>	70 000	Use is Vacant_Res
287		VAC	Riverlands 287	991 m <sup>2</sup>	70 000	Use is Vacant_Res
1222		VAC	Riverlands 1222	991 m <sup>2</sup>	70 000	Use is Vacant_Res
1358		VAC	Riverlands 1358	2 974 m <sup>2</sup>	110 000	Use is Vacant_Res
1428		VAC	Riverlands 1428	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
1458		VAC	Riverlands 1458	2 974 m <sup>2</sup>	110 000	Use is Vacant_Res
1476		VAC	Riverlands 1476	991 m <sup>2</sup>	70 000	Use is Vacant_Res
1488		VAC	Riverlands 1488	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
1629		VAC	Riverlands 1629	991 m <sup>2</sup>	70 000	Use is Vacant_Res
1642		VAC	Riverlands 1642	991 m <sup>2</sup>	70 000	Use is Vacant_Res
1643		VAC	Riverlands 1643	991 m <sup>2</sup>	70 000	Use is Vacant_Res
1779		VAC	Erf 1779 0	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
1822		VAC	Erf 1822 0	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
1864		VAC	Erf 1864 0	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2012		VAC	Erf 2012 0	927 m <sup>2</sup>	70 000	Use is Vacant_Res
2023		PSI	Riverlands 2023	1 343 m <sup>2</sup>	90 000	Valuation Disputed. Use is Street
2169		VAC	Erf 2169 0	991 m <sup>2</sup>	70 000	Use is Vacant_Res
2232		VAC	Erf 2232 0	991 m <sup>2</sup>	70 000	Use is Vacant_Res
2283		VAC	Riverlands 2283	991 m <sup>2</sup>	70 000	Use is Vacant_Res
2302		VAC	Riverlands 2302	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2461		VAC	Riverlands 2461	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2492		VAC	Riverlands 2492	3 965 m <sup>2</sup>	120 000	Use is Vacant_Res
2498		VAC	Riverlands 2498	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2499		VAC	Riverlands 2499	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2586		VAC	Riverlands 2586	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2588		VAC	Riverlands 2588	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2598		RES	Riverlands 2598	1 983 m <sup>2</sup>	95 000	Use is Residential
2626		VAC	Riverlands 2626	991 m <sup>2</sup>	70 000	Use is Vacant_Res
2645		VAC	Riverlands 2645	991 m <sup>2</sup>	70 000	Use is Vacant_Res
2695		VAC	Riverlands 2695	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2697		VAC	Riverlands 2697	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
2718		VAC	Riverlands 2718	991 m <sup>2</sup>	70 000	Use is Vacant_Res
2719		VAC	Riverlands 2719	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3111		VAC	Riverlands 3111	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3115		VAC	Riverlands 3115	991 m <sup>2</sup>	70 000	Use is Vacant_Res

**Geographical Area : Riverlands (Greater Chatsworth)**

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
3117		VAC	Riverlands 3117	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3119		VAC	Riverlands 3119	3 965 m <sup>2</sup>	120 000	Use is Vacant_Res
3159		VAC	Riverlands 3159	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3171		VAC	Riverlands 3171	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3179		RES	Riverlands 3179	1 983 m <sup>2</sup>	95 000	Use is Residential
3183		VAC	Riverlands 3183	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3234		VAC	Riverlands 3234	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3243		VAC	Riverlands 3243	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3364		VAC	Riverlands 3364	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3719		VAC	Riverlands 3719	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3800		VAC	Riverlands 3800	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3806		VAC	Riverlands 3806	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3812		VAC	Riverlands 3812	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3857		VAC	Riverlands 3857	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3871		VAC	Riverlands 3871	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3873		VAC	Riverlands 3873	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3886		VAC	Riverlands 3886	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3891		VAC	Riverlands 3891	3 965 m <sup>2</sup>	120 000	Use is Vacant_Res
3893		VAC	Riverlands 3893	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3937		VAC	Riverlands 3937	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3938		VAC	Riverlands 3938	1 983 m <sup>2</sup>	95 000	Use is Vacant_Res
3947		VAC	Riverlands 3947	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3949		VAC	Riverlands 3949	9.7004 Ha	150 000	Use is Vacant_Res
3959		VAC	Riverlands 3959	3 965 m <sup>2</sup>	120 000	Use is Vacant_Res
3972		VAC	Riverlands 3972	991 m <sup>2</sup>	70 000	Use is Vacant_Res
3985		COM	Vg Kerk	1 180 m <sup>2</sup>	0	Use is Church
3986		VAC	Pelikaanstraat 3986	1 983 m <sup>2</sup>	117 000	Use is Vacant_Res
5778		VAC	Riverlands 5778	991 m <sup>2</sup>	70 000	Use is Unknown
7813		COM	Riverlands 7813	3.4785 Ha	0	Use is Church
7816		AGRI	Informele Nederset Huis 37	1 299.8316 Ha	7 355 000	Use is Agri
7818		RES	Roscavenstraat 7818	26.2165 Ha	4 275 000	Use is Residential
7819		VAC	Riverlands 7819	9.6430 Ha	360 000	Use is Vacant_Mun
7828		VAC	Riverlandsrylaan 23	302 m <sup>2</sup>	38 000	Use is Vacant_Mun
7829		RES	Riverlandsrylaan 21	1 159 m <sup>2</sup>	384 000	Use is Residential
7830		VAC	Riverlandsrylaan 19	552 m <sup>2</sup>	61 000	Use is Vacant_Res
7831		VAC	Riverlandsrylaan 17	6 956 m <sup>2</sup>	85 000	Use is Public Open Space

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Erf No	Portion	Category	Address	Extent	Value	Other Particulars
7832		RES	Pelikaanstraat 2	221 m <sup>2</sup>	66 000	Use is Residential
7833		RES	Pelikaanstraat 4	259 m <sup>2</sup>	69 000	Use is Residential
7834		RES	Kerkstraat 2	358 m <sup>2</sup>	79 000	Use is Residential
7835		VAC	Kerkstraat 4	704 m <sup>2</sup>	75 000	Use is Vacant_Res
7837		RES	Kerkstraat 5	247 m <sup>2</sup>	68 000	Use is Residential
7838		RES	Kerkstraat 3	240 m <sup>2</sup>	68 000	Use is Residential
7839		RES	Kerkstraat 1	252 m <sup>2</sup>	69 000	Use is Residential
7840		VAC	Houtkapperstraat 1	644 m <sup>2</sup>	69 000	Use is Vacant_Mun
7841		VAC	Pelikaanstraat 7841	3 062 m <sup>2</sup>	22 000	Use is Vacant_Mun
7842		RES	Kelkiewynstraat 5	339 m <sup>2</sup>	77 000	Use is Residential
7843		RES	Kelkiewynstraat 3	322 m <sup>2</sup>	76 000	Use is Residential
7844		RES	Arendstraat 4	293 m <sup>2</sup>	214 000	Use is Residential
7845		RES	Arendstraat 6	1 310 m <sup>2</sup>	659 000	Use is Residential
7846		RES	Arendstraat 8	293 m <sup>2</sup>	73 000	Use is Residential
7847		RES	Arendstraat 10	255 m <sup>2</sup>	200 000	Use is Residential
7848		RES	Arendstraat 12	257 m <sup>2</sup>	231 000	Use is Residential
7849		RES	Arendstraat 14	408 m <sup>2</sup>	84 000	Use is Residential
7850		RES	Pelikaanstraat 38	228 m <sup>2</sup>	66 000	Use is Residential
7851		RES	Pelikaanstraat 40	223 m <sup>2</sup>	217 000	Use is Residential
7852		RES	Pelikaanstraat 42	214 m <sup>2</sup>	65 000	Use is Residential
7853		RES	Pelikaanstraat 44	250 m <sup>2</sup>	69 000	Use is Residential
7854		RES	Pelikaanstraat 46	242 m <sup>2</sup>	68 000	Use is Residential
7855		RES	Pelikaanstraat 48	235 m <sup>2</sup>	67 000	Use is Residential
7856		RES	Pelikaanstraat 50	207 m <sup>2</sup>	64 000	Use is Residential
7857		RES	Arendstraat 11	213 m <sup>2</sup>	157 000	Use is Residential
7858		VAC	Suikerbekkiestraat 4	223 m <sup>2</sup>	30 000	Use is Vacant_Res
7859		RES	Suikerbekkiestraat 6	220 m <sup>2</sup>	65 000	Use is Residential
7860		RES	Suikerbekkiestraat 8	220 m <sup>2</sup>	65 000	Use is Residential
7861		RES	Suikerbekkiestraat 10	220 m <sup>2</sup>	65 000	Use is Residential
7862		RES	Suikerbekkiestraat 12	205 m <sup>2</sup>	64 000	Use is Residential
7863		COM	Pelikaanstraat 34	194 m <sup>2</sup>	0	Use is Shop
7864		RES	Arendstraat 17	218 m <sup>2</sup>	149 000	Use is Residential
7865		RES	Arendstraat 15	218 m <sup>2</sup>	188 000	Use is Residential
7866		RES	Arendstraat 13	218 m <sup>2</sup>	227 000	Use is Residential
7867		RES	Waterblommetjiesstraat 27	219 m <sup>2</sup>	65 000	Use is Residential
7869		RES	Waterblommetjiesstraat 23	238 m <sup>2</sup>	67 000	Use is Residential

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Erf No	Portion	Category	Address	Extent	Value	Other Particulars
7870		RES	Waterblommetjiesstraat 21	238 m <sup>2</sup>	67 000	Use is Residential
7871		RES	Waterblommetjiesstraat 19	238 m <sup>2</sup>	67 000	Use is Residential
7872		RES	Waterblommetjiesstraat 17	239 m <sup>2</sup>	67 000	Use is Residential
7873		RES	Waterblommetjiesstraat 15	239 m <sup>2</sup>	67 000	Use is Residential
7874		RES	Waterblommetjiesstraat 13	240 m <sup>2</sup>	200 000	Use is Residential
7875		RES	Waterblommetjiesstraat 11	240 m <sup>2</sup>	68 000	Use is Residential
7876		RES	Waterblommetjiesstraat 9	241 m <sup>2</sup>	68 000	Use is Residential
7877		RES	Waterblommetjiesstraat 7	241 m <sup>2</sup>	68 000	Use is Residential
7878		RES	Waterblommetjiesstraat 5	254 m <sup>2</sup>	69 000	Use is Residential
7880		RES	Pelikaanstraat 26	313 m <sup>2</sup>	75 000	Use is Residential
7881		RES	Pelikaanstraat 28	250 m <sup>2</sup>	69 000	Use is Residential
7882		RES	Suikerbekkiesstraat 9	228 m <sup>2</sup>	66 000	Use is Residential
7883		RES	Suikerbekkiesstraat 7	220 m <sup>2</sup>	65 000	Use is Residential
7884		RES	Suikerbekkiesstraat 5	220 m <sup>2</sup>	65 000	Use is Residential
7885		RES	Arendstraat 9	217 m <sup>2</sup>	65 000	Use is Residential
7886		RES	Arendstraat 7	204 m <sup>2</sup>	64 000	Use is Residential
7887		VAC	Arendstraat 1	1 696 m <sup>2</sup>	30 000	Valuation Disputed. Use is Public Open Space
7888		COM	Riverlandsrylaan 13	741 m <sup>2</sup>	0	Use is Church
7889		RES	Riverlandsrylaan 11	603 m <sup>2</sup>	352 000	Use is Residential
7890		VAC	Riverlandsrylaan 9	662 m <sup>2</sup>	20 000	Valuation Disputed. Use is Public Open Space
7891		COM	Waterblommetjiesstraat 16	723 m <sup>2</sup>	0	Use is Creche
7892		RES	Pelikaanstraat 14	1 575 m <sup>2</sup>	413 000	Use is Residential
7893		COM	Riverlandsrylaan 5/7	2 153 m <sup>2</sup>	0	Use is Creche
7896		RES	Pelikaanstraat 10	230 m <sup>2</sup>	67 000	Use is Residential
7897		RES	Pelikaanstraat 12	230 m <sup>2</sup>	67 000	Use is Residential
7898		RES	Pelikaanstraat 16	220 m <sup>2</sup>	65 000	Use is Residential
7899		RES	Waterblommetjiesstraat 2	182 m <sup>2</sup>	155 000	Use is Residential
7900		RES	Waterblommetjiesstraat 4	186 m <sup>2</sup>	62 000	Use is Residential
7901		RES	Waterblommetjiesstraat 6	262 m <sup>2</sup>	70 000	Use is Residential
7902		RES	Waterblommetjiesstraat 8	268 m <sup>2</sup>	70 000	Use is Residential
7903		RES	Waterblommetjiesstraat 10	189 m <sup>2</sup>	62 000	Use is Residential
7904		RES	Waterblommetjiesstraat 12	187 m <sup>2</sup>	62 000	Use is Residential
7905		RES	Waterblommetjiesstraat 14	228 m <sup>2</sup>	66 000	Use is Residential
7906		RES	Waterblommetjiesstraat 18	232 m <sup>2</sup>	67 000	Use is Residential
7907		RES	Waterblommetjiesstraat 20	190 m <sup>2</sup>	62 000	Use is Residential
7908		RES	Waterblommetjiesstraat 22	209 m <sup>2</sup>	64 000	Use is Residential

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Erf No	Portion	Category	Address	Extent	Value	Other Particulars
7909		RES	Waterblommetjiesstraat 24	227 m <sup>2</sup>	97 000	Use is Residential
7910		RES	Waterblommetjiesstraat 26	201 m <sup>2</sup>	64 000	Use is Residential
7911		PSP	Pelikaanstraat - Kliniek 28	1 293 m <sup>2</sup>	0	Use is Clinic
7912		VAC	Riverlandsrylaan 7912	1.4147 Ha	50 000	Valuation Disputed. Use is Public Open Space
7913		VAC	Riverlandsrylaan 1	1 039 m <sup>2</sup>	104 000	Use is Vacant_Res
7914		RES	Pelikaanstraat 1	206 m <sup>2</sup>	124 000	Use is Residential
7915		RES	Pelikaanstraat 3	209 m <sup>2</sup>	195 000	Use is Residential
7916		RES	Pelikaanstraat 5	213 m <sup>2</sup>	113 000	Use is Residential
7917		RES	Pelikaanstraat 7	211 m <sup>2</sup>	65 000	Use is Residential
7918		RES	Pelikaanstraat 9	233 m <sup>2</sup>	67 000	Use is Residential
7919		RES	Pelikaanstraat 11	282 m <sup>2</sup>	72 000	Use is Residential
7920		RES	Pelikaanstraat 13	290 m <sup>2</sup>	72 000	Use is Residential
7921		RES	Pelikaanstraat 15	409 m <sup>2</sup>	84 000	Use is Residential
7922		RES	Pelikaanstraat 17	337 m <sup>2</sup>	215 000	Use is Residential
7923		RES	Pelikaanstraat 19	291 m <sup>2</sup>	136 000	Use is Residential
7924		RES	Pelikaanstraat 21	248 m <sup>2</sup>	132 000	Use is Residential
7925		RES	Patrysstraat 1	237 m <sup>2</sup>	510 000	Use is Residential
7926		RES	Patrysstraat 3	269 m <sup>2</sup>	70 000	Use is Residential
7927		VAC	Patrysstraat 5	286 m <sup>2</sup>	36 000	Use is Vacant_Res
7928		RES	Patrysstraat 7	322 m <sup>2</sup>	76 000	Use is Residential
7929		RES	Patrysstraat 9	265 m <sup>2</sup>	70 000	Use is Residential
7930		RES	Patrysstraat 11	268 m <sup>2</sup>	70 000	Use is Residential
7931		RES	Patrysstraat 13	197 m <sup>2</sup>	63 000	Use is Residential
7932		RES	Patrysstraat 18	232 m <sup>2</sup>	67 000	Use is Residential
7933		RES	Patrysstraat 16	220 m <sup>2</sup>	65 000	Use is Residential
7934		RES	Patrysstraat 14	280 m <sup>2</sup>	71 000	Use is Residential
7935		RES	Patrysstraat 12	220 m <sup>2</sup>	84 000	Use is Residential
7936		RES	Patrysstraat 10	220 m <sup>2</sup>	65 000	Use is Residential
7937		RES	Patrysstraat 8	220 m <sup>2</sup>	65 000	Use is Residential
7938		RES	Patrysstraat 6	220 m <sup>2</sup>	65 000	Use is Residential
7939		RES	Patrysstraat 4	220 m <sup>2</sup>	65 000	Use is Residential
7940		RES	Kalkoentjiesstraat 5	235 m <sup>2</sup>	67 000	Use is Residential
7941		RES	Kalkoentjiesstraat 7	235 m <sup>2</sup>	67 000	Use is Residential
7942		RES	Tarentaalstraat 23	220 m <sup>2</sup>	65 000	Use is Residential
7943		RES	Tarentaalstraat 25	220 m <sup>2</sup>	133 000	Use is Residential
7944		RES	Tarentaalstraat 27	220 m <sup>2</sup>	65 000	Use is Residential

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7945		RES	Tarentaalstraat 29	220 m <sup>2</sup>	65 000	Use is Residential
7946		RES	Tarentaalstraat 31	215 m <sup>2</sup>	65 000	Use is Residential
7947		RES	Tarentaalstraat 33	219 m <sup>2</sup>	278 000	Use is Residential
7948		RES	Tarentaalstraat 35	287 m <sup>2</sup>	117 000	Use is Residential
7949		RES	Tarentaalstraat 62	213 m <sup>2</sup>	209 000	Use is Residential
7950		RES	Tarentaalstraat 60	237 m <sup>2</sup>	67 000	Use is Residential
7951		RES	Tarentaalstraat 58	220 m <sup>2</sup>	65 000	Use is Residential
7952		RES	Tarentaalstraat 56	220 m <sup>2</sup>	65 000	Use is Residential
7953		RES	Tarentaalstraat 54	220 m <sup>2</sup>	65 000	Use is Residential
7954		RES	Tarentaalstraat 52	220 m <sup>2</sup>	65 000	Use is Residential
7955		RES	Tarentaalstraat 50	220 m <sup>2</sup>	198 000	Use is Residential
7956		RES	Tarentaalstraat 48	220 m <sup>2</sup>	68 000	Use is Residential
7957		RES	Tarentaalstraat 46	220 m <sup>2</sup>	65 000	Use is Residential
7958		RES	Tarentaalstraat 44	220 m <sup>2</sup>	65 000	Use is Residential
7959		RES	Tarentaalstraat 42	220 m <sup>2</sup>	65 000	Use is Residential
7960		RES	Tarentaalstraat 40	220 m <sup>2</sup>	65 000	Use is Residential
7961		RES	Tarentaalstraat 38	220 m <sup>2</sup>	65 000	Use is Residential
7962		RES	Tarentaalstraat 36	220 m <sup>2</sup>	272 000	Use is Residential
7963		RES	Tarentaalstraat 34	220 m <sup>2</sup>	367 000	Use is Residential
7964		RES	Tarentaalstraat 32	220 m <sup>2</sup>	65 000	Use is Residential
7965		RES	Tarentaalstraat 30	220 m <sup>2</sup>	65 000	Use is Residential
7966		RES	Tarentaalstraat 28	220 m <sup>2</sup>	65 000	Use is Residential
7967		RES	Tarentaalstraat 26	220 m <sup>2</sup>	65 000	Use is Residential
7968		RES	Tarentaalstraat 24	220 m <sup>2</sup>	65 000	Use is Residential
7969		RES	Tarentaalstraat 22	220 m <sup>2</sup>	65 000	Use is Residential
7970		RES	Tarentaalstraat 20	220 m <sup>2</sup>	65 000	Use is Residential
7971		RES	Tarentaalstraat 18	220 m <sup>2</sup>	159 000	Use is Residential
7972		RES	Tarentaalstraat 16	220 m <sup>2</sup>	65 000	Use is Residential
7973		RES	Tarentaalstraat 14	220 m <sup>2</sup>	65 000	Use is Residential
7974		RES	Tarentaalstraat 12	236 m <sup>2</sup>	149 000	Use is Residential
7975		RES	Pelikaanstraat 25	255 m <sup>2</sup>	69 000	Use is Residential
7976		RES	Kalkoentjiesstraat 2	235 m <sup>2</sup>	296 000	Use is Residential
7977		RES	Kalkoentjiesstraat 4	220 m <sup>2</sup>	65 000	Use is Residential
7978		RES	Kalkoentjiesstraat 6	220 m <sup>2</sup>	65 000	Use is Residential
7979		RES	Kalkoentjiesstraat 8	240 m <sup>2</sup>	68 000	Use is Residential
7980		RES	Kalkoentjiesstraat 10	240 m <sup>2</sup>	68 000	Use is Residential



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7981		RES	Tarentaalstraat 19	235 m <sup>2</sup>	279 000	Use is Residential
7982		RES	Suikerbekkiestraat 21	235 m <sup>2</sup>	67 000	Use is Residential
7983		RES	Suikerbekkiestraat 19	240 m <sup>2</sup>	128 000	Use is Residential
7984		RES	Suikerbekkiestraat 17	240 m <sup>2</sup>	68 000	Use is Residential
7985		RES	Suikerbekkiestraat 15	220 m <sup>2</sup>	65 000	Use is Residential
7986		RES	Suikerbekkiestraat 13	220 m <sup>2</sup>	65 000	Use is Residential
7987		RES	Pelikaanstraat 29	265 m <sup>2</sup>	70 000	Use is Residential
7988		RES	Pelikaanstraat 27	245 m <sup>2</sup>	68 000	Use is Residential
7989		RES	Suikerbekkiestraat 16	240 m <sup>2</sup>	80 000	Use is Residential
7990		RES	Suikerbekkiestraat 18	240 m <sup>2</sup>	68 000	Use is Residential
7991		RES	Suikerbekkiestraat 20	240 m <sup>2</sup>	281 000	Use is Residential
7992		RES	Suikerbekkiestraat 22	240 m <sup>2</sup>	161 000	Use is Residential
7993		RES	Suikerbekkiestraat 24	235 m <sup>2</sup>	67 000	Use is Residential
7994		RES	Tarentaalstraat 13	235 m <sup>2</sup>	67 000	Use is Residential
7995		RES	Proteastraat 9	240 m <sup>2</sup>	168 000	Use is Residential
7996		RES	Proteastraat 7	240 m <sup>2</sup>	85 000	Use is Residential
7997		RES	Proteastraat 5	240 m <sup>2</sup>	68 000	Use is Residential
7998		RES	Proteastraat 3	240 m <sup>2</sup>	68 000	Use is Residential
7999		RES	Gousblomstraat 1	212 m <sup>2</sup>	65 000	Use is Residential
8000		RES	Pelikaanstraat 31	216 m <sup>2</sup>	160 000	Use is Residential
8001		RES	Proteastraat 4	240 m <sup>2</sup>	80 000	Use is Residential
8002		RES	Proteastraat 6	220 m <sup>2</sup>	151 000	Use is Residential
8003		RES	Proteastraat 8	220 m <sup>2</sup>	65 000	Use is Residential
8004		RES	Proteastraat 10	220 m <sup>2</sup>	65 000	Use is Residential
8005		RES	Proteastraat 12	220 m <sup>2</sup>	65 000	Use is Residential
8006		RES	Tarentaalstraat 11	235 m <sup>2</sup>	237 000	Use is Residential
8007		RES	Gousblomstraat 15	235 m <sup>2</sup>	67 000	Use is Residential
8008		RES	Gousblomstraat 13	220 m <sup>2</sup>	215 000	Use is Residential
8009		RES	Gousblomstraat 11	220 m <sup>2</sup>	155 000	Use is Residential
8010		RES	Gousblomstraat 9	220 m <sup>2</sup>	65 000	Use is Residential
8011		RES	Gousblomstraat 7	220 m <sup>2</sup>	65 000	Use is Residential
8012		RES	Gousblomstraat 5	240 m <sup>2</sup>	149 000	Use is Residential
8013		RES	Gousblomstraat 3	211 m <sup>2</sup>	65 000	Use is Residential
8014		RES	Pelikaanstraat 37	273 m <sup>2</sup>	145 000	Use is Residential
8015		RES	Gousblomstraat 2	311 m <sup>2</sup>	249 000	Use is Residential
8016		RES	Gousblomstraat 4	240 m <sup>2</sup>	115 000	Use is Residential

**Geographical Area : Riverlands (Greater Chatsworth)**

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
8017		RES	Gousblomstraat 6	240 m <sup>2</sup>	133 000	Use is Residential
8018		RES	Gousblomstraat 8	240 m <sup>2</sup>	175 000	Use is Residential
8019		RES	Gousblomstraat 10	220 m <sup>2</sup>	65 000	Use is Residential
8020		RES	Gousblomstraat 12	220 m <sup>2</sup>	65 000	Use is Residential
8021		RES	Gousblomstraat 14	220 m <sup>2</sup>	65 000	Use is Residential
8022		RES	Gousblomstraat 16	220 m <sup>2</sup>	65 000	Use is Residential
8023		RES	Gousblomstraat 18	235 m <sup>2</sup>	67 000	Use is Residential
8024		RES	Tarentaalstraat	235 m <sup>2</sup>	67 000	Use is Residential
8025		RES	Kelkiewynstraat 27	220 m <sup>2</sup>	65 000	Use is Residential
8026		RES	Kelkiewynstraat 25	220 m <sup>2</sup>	65 000	Use is Residential
8027		RES	Kelkiewynstraat 23	220 m <sup>2</sup>	65 000	Use is Residential
8028		RES	Kelkiewynstraat 21	220 m <sup>2</sup>	81 000	Use is Residential
8029		RES	Kelkiewynstraat 19	240 m <sup>2</sup>	68 000	Use is Residential
8030		RES	Kelkiewynstraat 17	240 m <sup>2</sup>	107 000	Use is Residential
8031		RES	Kelkiewynstraat 15	240 m <sup>2</sup>	100 000	Use is Residential
8032		RES	Kelkiewynstraat 13	240 m <sup>2</sup>	175 000	Use is Residential
8033		RES	Houtkapperstraat 4	235 m <sup>2</sup>	67 000	Use is Residential
8034		RES	Kelkiewynstraat 10	235 m <sup>2</sup>	67 000	Use is Residential
8035		RES	Kelkiewynstraat 12	260 m <sup>2</sup>	70 000	Use is Residential
8036		RES	Kelkiewynstraat 14	220 m <sup>2</sup>	65 000	Use is Residential
8037		RES	Kelkiewynstraat 16	220 m <sup>2</sup>	101 000	Use is Residential
8038		RES	Kelkiewynstraat 18	220 m <sup>2</sup>	65 000	Use is Residential
8039		RES	Kelkiewynstraat 20	220 m <sup>2</sup>	65 000	Use is Residential
8040		RES	Kelkiewynstraat 22	220 m <sup>2</sup>	65 000	Use is Residential
8041		RES	Kelkiewynstraat 24	220 m <sup>2</sup>	65 000	Use is Residential
8042		RES	Kelkiewynstraat 26	220 m <sup>2</sup>	298 000	Use is Residential
8043		RES	Kelkiewynstraat 28	220 m <sup>2</sup>	65 000	Use is Residential
8044		RES	Kelkiewynstraat 30	235 m <sup>2</sup>	67 000	Use is Residential
8045		RES	Sandpypiestraat 21	235 m <sup>2</sup>	67 000	Use is Residential
8046		RES	Sandpypiestraat 19	220 m <sup>2</sup>	65 000	Use is Residential
8047		RES	Sanpypiestraat 17	220 m <sup>2</sup>	65 000	Use is Residential
8048		RES	Sandpypiestraat 15	220 m <sup>2</sup>	65 000	Use is Residential
8049		RES	Sandpypiestraat 13	220 m <sup>2</sup>	126 000	Use is Residential
8050		RES	Sandpypiestraat 11	220 m <sup>2</sup>	160 000	Use is Residential
8051		RES	Sandpypiestraat 9	220 m <sup>2</sup>	65 000	Use is Residential
8052		RES	Sandpypiestraat 7	220 m <sup>2</sup>	65 000	Use is Residential

**Geographical Area : Riverlands (Greater Chatsworth)**

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
8053		RES	Sandpypiestraat 5	220 m <sup>2</sup>	65 000	Use is Residential
8054		RES	Sandpypiestraat 3	260 m <sup>2</sup>	218 000	Use is Residential
8055		RES	Sandpypiestraat 2	215 m <sup>2</sup>	65 000	Use is Residential
8056		RES	Sandpypiestraat 4	220 m <sup>2</sup>	65 000	Use is Residential
8057		RES	Sandpypiestraat 6	220 m <sup>2</sup>	65 000	Use is Residential
8058		RES	Sandpypiestraat 8	220 m <sup>2</sup>	65 000	Use is Residential
8059		RES	Sandpypiestraat 10	220 m <sup>2</sup>	65 000	Use is Residential
8060		RES	Sandpypiestraat 12	220 m <sup>2</sup>	65 000	Use is Residential
8061		RES	Sandpypiestraat 14	220 m <sup>2</sup>	65 000	Use is Residential
8062		RES	Sandpypiestraat 16	220 m <sup>2</sup>	82 000	Use is Residential
8063		RES	Sandpypiestraat 18	220 m <sup>2</sup>	65 000	Use is Residential
8064		RES	Sandpypiestraat 20	220 m <sup>2</sup>	65 000	Use is Residential
8065		RES	Sandpypiestraat 22	220 m <sup>2</sup>	65 000	Use is Residential
8066		RES	Sandpypiestraat 24	220 m <sup>2</sup>	65 000	Use is Residential
8067		RES	Sandpypiestraat 26	240 m <sup>2</sup>	207 000	Use is Residential
8068		RES	Sandpypiestraat 28	280 m <sup>2</sup>	71 000	Use is Residential
8069		RES	Tarentaalstraat 4	220 m <sup>2</sup>	65 000	Use is Residential
8070		RES	Tarentaalstraat 6	220 m <sup>2</sup>	207 000	Use is Residential
8071		RES	Tarentaalstraat 8	220 m <sup>2</sup>	65 000	Use is Residential
8072		RES	Tarentaalstraat 10	276 m <sup>2</sup>	71 000	Use is Residential
8077		RES	Kerkstraat 7	805 m <sup>2</sup>	332 000	Use is Residential
8078		VAC	Houtkapperstraat 3	807 m <sup>2</sup>	84 000	Use is Vacant_Mun
8080		RES	Pelikaanstraat 22	271 m <sup>2</sup>	111 000	Use is Residential
8081		RES	Waterblommetjiesstraat 3	308 m <sup>2</sup>	74 000	Use is Residential
8082		RES	Pelikaanstraat 20	334 m <sup>2</sup>	99 000	Use is Residential
8083		RES	Pelikaanstraat 8	233 m <sup>2</sup>	67 000	Use is Residential
8084		RES	Pelikaanstraat 6	288 m <sup>2</sup>	72 000	Use is Residential
8085		RES	Pelikaanstraat 4	286 m <sup>2</sup>	72 000	Use is Residential
8086		RES	Pelikaanstraat 2	563 m <sup>2</sup>	100 000	Use is Residential
8087		RES	Garfieldstraat 8	1 853 m <sup>2</sup>	835 000	Use is Residential
8088		RES	Riverlandsrylaan 33	474 m <sup>2</sup>	629 000	Use is Residential
8089		RES	Riverlandsrylaan 31	467 m <sup>2</sup>	385 000	Use is Residential
8090		RES	Riverlandsrylaan 29	467 m <sup>2</sup>	550 000	Use is Residential
8091		VAC	Riverlandsrylaan 27	1 111 m <sup>2</sup>	125 000	Valuation Disputed. Use is Public Open Space
8093		VAC	Riverlands (Hop) 0	19.5336 Ha	2 930 000	Use is Vacant_Res
8106		RES	Bloekomsingel 27	601 m <sup>2</sup>	665 000	Use is Residential

**Geographical Area : Riverlands (Greater Chatsworth)**

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
8107		VAC	Roscavenstraat 13	634 m <sup>2</sup>	117 000	Use is Vacant_Mun
8108		VAC	Bloekomsingel 29	670 m <sup>2</sup>	120 000	Use is Vacant_Mun
8109		VAC	Bloekomsingel 31	656 m <sup>2</sup>	119 000	Use is Vacant_Res
8110		VAC	Roscavenstraat 1	3 215 m <sup>2</sup>	20 000	Valuation Disputed. Use is Public Open Space
8111		VAC	Roscavenstraat 9	462 m <sup>2</sup>	100 000	Use is Vacant_Mun
8112		VAC	Roscavenstraat 7	420 m <sup>2</sup>	95 000	Use is Vacant_Mun
8113		VAC	Roscavenstraat 5	404 m <sup>2</sup>	93 000	Use is Vacant_Mun
8114		VAC	Roscavenstraat 3	424 m <sup>2</sup>	95 000	Use is Vacant_Res
8115		RES	Roscavenstraat 2	913 m <sup>2</sup>	372 000	Use is Residential
8116		VAC	Roscavenstraat 4	688 m <sup>2</sup>	122 000	Use is Vacant_Mun
8117		RES	Roscavenstraat 6	540 m <sup>2</sup>	561 000	Use is Residential
8118		VAC	Roscavenstraat 8	532 m <sup>2</sup>	107 000	Use is Vacant_Mun
8119		VAC	Roscavenstraat 10	535 m <sup>2</sup>	108 000	Use is Vacant_Mun
8120		RES	Roscavenstraat 12	546 m <sup>2</sup>	851 000	Use is Residential
8121		RES	Garfield Street 1	1 381 m <sup>2</sup>	641 000	Use is Residential
8122		RES	Garfieldstraat 3	852 m <sup>2</sup>	1 125 000	Use is Residential
8123		RES	Garfieldstraat 8123	1 042 m <sup>2</sup>	940 000	Use is Residential
8124		RES	Garfieldstraat 7	958 m <sup>2</sup>	621 000	Use is Residential
8125		RES	Garfieldstraat 9	914 m <sup>2</sup>	988 000	Use is Residential
8127		VAC	Protherostraat 2	415 m <sup>2</sup>	94 000	Use is Vacant_Res
8128		VAC	Protherostraat 4	407 m <sup>2</sup>	93 000	Use is Vacant_Res
8129		RES	Protherostraat 6	602 m <sup>2</sup>	765 000	Use is Residential
8131		RES	Garfieldstraat 6	541 m <sup>2</sup>	647 000	Use is Residential
8132		RES	Garfieldstraat 4	541 m <sup>2</sup>	787 000	Use is Residential
8133		RES	Protherostraat 8	699 m <sup>2</sup>	673 000	Use is Residential
8134		VAC	Roscavenstraat 18	667 m <sup>2</sup>	120 000	Use is Vacant_Mun
8135		RES	Roscavenstraat 16	874 m <sup>2</sup>	475 000	Use is Residential
8136		RES	Roscavenstraat 14	717 m <sup>2</sup>	728 000	Use is Residential
8137		VAC	Protherostraat 23	498 m <sup>2</sup>	104 000	Use is Vacant_Res
8138		VAC	Protherostraat 21	826 m <sup>2</sup>	132 000	Use is Vacant_Res
8139		VAC	Protherostraat 19	839 m <sup>2</sup>	134 000	Use is Vacant_Res
8140		RES	Protherostraat 17	460 m <sup>2</sup>	900 000	Use is Residential
8141		RES	Protherostraat 15	480 m <sup>2</sup>	250 000	Use is Residential
8142		VAC	Protherostraat 13	691 m <sup>2</sup>	122 000	Use is Vacant_Res
8143		RES	Protherostraat 11	662 m <sup>2</sup>	655 000	Use is Residential
8144		RES	Protherostraat 9	403 m <sup>2</sup>	606 000	Use is Residential

**Geographical Area : Riverlands (Greater Chatsworth)**

Erf No	Portion	Category	Address	Extent	Value	Other Particulars
8145		RES	Protherostrat 7	401 m <sup>2</sup>	557 000	Use is Residential
8146		RES	Protherstraat 5	402 m <sup>2</sup>	546 000	Use is Residential
8147		VAC	Protherostrat 3	443 m <sup>2</sup>	97 000	Use is Vacant_Res
8148		RES	Protherosstraat 1	421 m <sup>2</sup>	619 000	Use is Residential
8149		RES	Riverlandsrylaan 39	1 361 m <sup>2</sup>	587 000	Use is Residential
8253		PSP	Radnor Road, Chatsworth 8253	2.5000 Ha	32 030 000	Valuation Disputed. Use is School
<b>Riverlands (Greater Chatsworth) Totals :- (366 proper sites, 0 multipurpose, 0 site apportionments and 0 dummy records)</b>				1 394.2973 Ha	R 97 264 000	

**Totals per Category for Riverlands (Greater Chatsworth)**

Category	Sites	Extent	Previous extent	Current Value	Previous value
RES	261	34.4783 Ha	34.4783 Ha	46 496 000	46 496 000
COM	6	3.9776 Ha	3.9776 Ha	0	0
AGRI	1	1 299.8316 Ha	1 299.8316 Ha	7 355 000	7 355 000
PSP	2	2.6293 Ha	2.6293 Ha	32 030 000	0
PSI	1	1 343 m <sup>2</sup>	1 343 m <sup>2</sup>	90 000	1 000
VAC	95	53.2462 Ha	53.2462 Ha	11 293 000	11 069 000
<b>Totals</b>	<b>366</b>	<b>1 394.2973 Ha</b>	<b>1 394.2973 Ha</b>	<b>R 97 264 000</b>	<b>R 64 921 000</b>

**CERTIFICATION BY MUNICIPAL VALUER AS CONTEMPLATED IN SECTION 34(C) OF THE ACT**

I, Hendrik Coenraad Botha, Identity number 8204085152080 do certify that I have, in accordance with the provisions of the Local Government: Municipal Property Rates Act, 2004 (Act No. 6 of 2004), hereinafter referred to as the Act, to the best of my skills and knowledge and without fear, favour or prejudice, prepared the valuation roll for Swartland Local Municipality in terms of the provisions of the Act. In the discharge of my duties as municipal valuer I have complied with sections 43 and 44 of the Act.

Certified at Moorreesburg this 12th day of June 2024.

Professional Registration Number with the South African Council for the Property Valuers Profession: 5601  
Category of Professional Registration: Professional Valuer.



Hendrik Coenraad Botha

**MUNICIPAL VALUER**