

Property Report

KR, Limpopo


Elite Auctions

Elite Consortium (Pty) Ltd

REPORT

39511F60-A693-4985-BDEC-A3262460FDC5

Property Details

FARM
 **Kr, Limpopo**

Suburb: Modimolle/Mookgophong Non Urban

LEGAL

Ptn 2 [-LG1241/967]

Farm 138 "ZANDRIVIER" Portion 2

Reg Div: "KR"

Province: "LIMPOPO"

Coordinates: [-24.310135,28.09391](#)
[Google maps](#) | [Street View](#)

LAND SIZE (REGISTERED)

85.6532 ha

LAND SIZE (CADASTRAL)

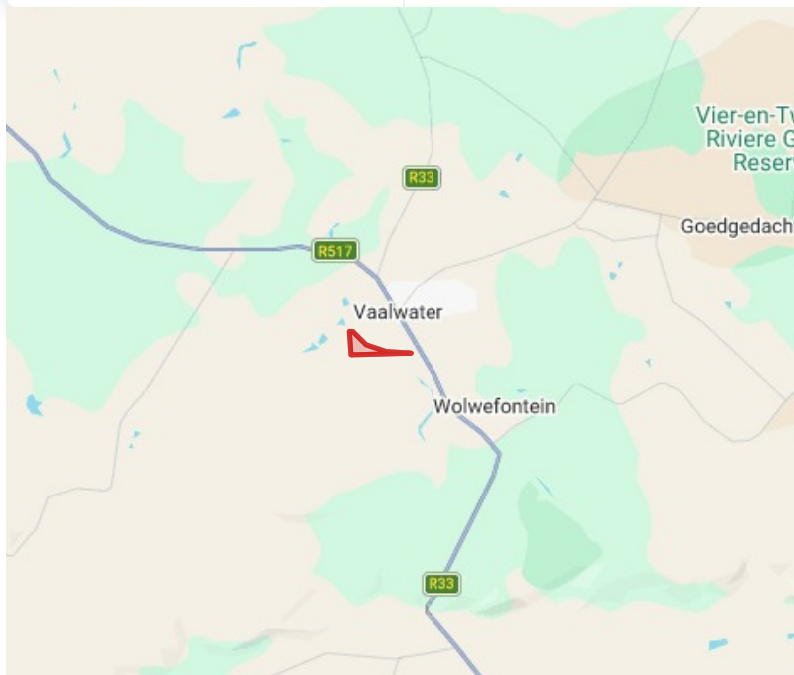
80.2163 ha

LAST SALES PRICE

R2 324 000

LAST SALES DATE

2000/08/30



Other Properties on the same Title Deed (2)

PROPERTY DESCRIPTION

Pnt 56, Erf 141, KR, Modimolle/Mookgophong

SIZE

214133 m²

PROPERTY DESCRIPTION

SIZE

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Lightstone

We simplify the complex

Owner Details

ZB	NAME	ID	TITLE DEED NO	MARITAL STATUS	SHARE
	ZANDRIVIER BOERDERY CC	199400838523	T100292/2001PTA		-

Bond Details

BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 3 000 000	LAND & LANDBOU- ONTWIKKELING SBAN	2016/05/06	B18715/2016PTA
BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 2 000 000	LAND & LANDBOU- ONTWIKKELING SBAN	2013/05/15	B20358/2013PTA
BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 4 000 000	LAND & LANDBOU- ONTWIKKELING SBAN	2010/07/16	B30394/2010PTA

Transfer History

1997	BUYER	REG DATE	PURCHASE DATE
	Natural Person	1997/10/27	----/--/--
	SELLER	TITLE DEED NO.	PURCHASE PRICE
	Natural Person	T112592/1997PTA	R 0

Municipal Valuation

VALUATION AMOUNT	ESTIMATED MONTHLY RATES	YEAR OF VALUATION	RATING PERIOD	USAGE CATEGORY	USAGE
R 1 219 000	R 214 .34	2024	2019/2020	AGRICULTURE	AGRICULTURE

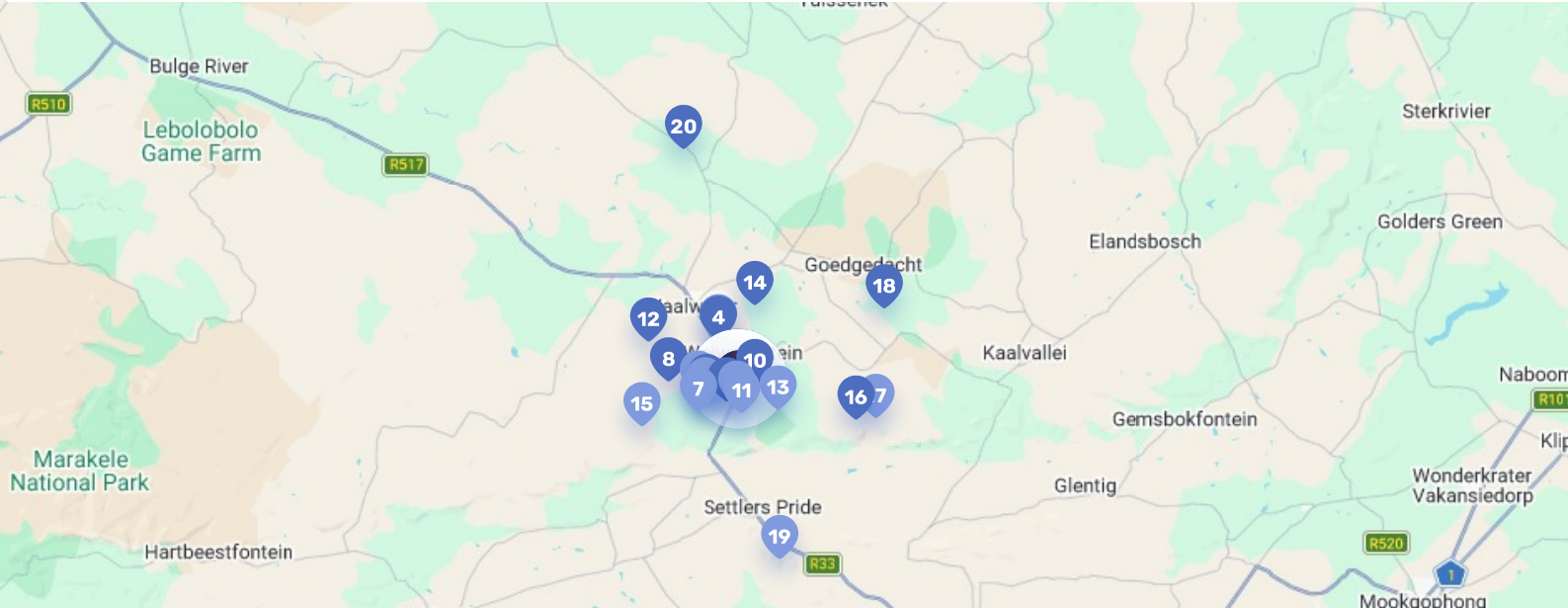
Servitudes

SERVITUDE TYPE	AREA / LINE	TAG VALUE	GEOMETRY
Unclassified Rural	Area	A5030/1957001	4314 m ²
Unclassified Rural	Area	A3971/1964001	26755 m ²
Unclassified Rural	Area	A3971/1964001	140383 m ²
Unclassified Rural	Area	A3971/1964001	19731 m ²

Other Endorsements

ENDORSEMENT NUMBER	DOCUMENT TYPE
KR,138,2PTA	Unknown

Comparable Analysis





KR, Limpopo

ERF 138, Modimolle/Mookgophong Municipality

 **0 m²** Estimated Area Under Roof

 **856532 m²** ERF Size

 **0 Bedrooms**

 **0 Bathrooms**

 **0 Garages**

Average Sales Price

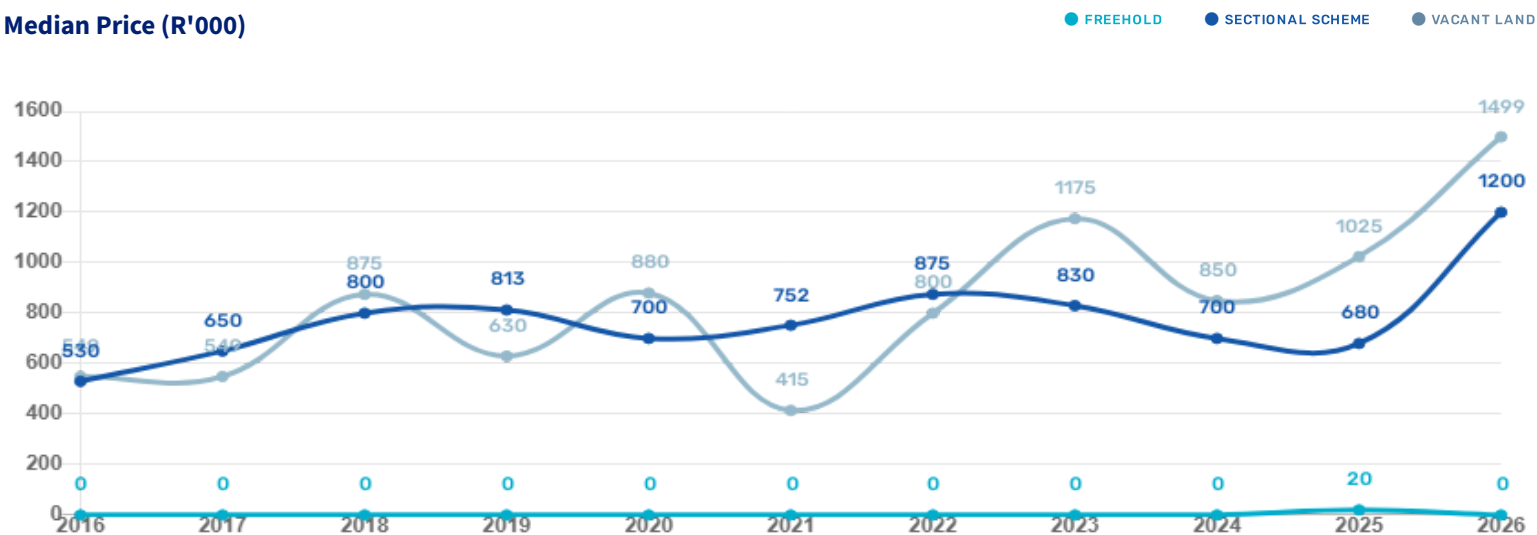
R 5 379 600

	ADDRESS	ERF PORTION	DISTANCE	REG DATE	SALES DATE	ERF SIZE	ESTIMATED AREA UNDER ROOF	SALES PRICE			
1	Not Available	141 64	2263	2025/10/02	2025/08/03	21.41 ha R 6/m2	-	R 1 280 000 cash			
2	Not Available	141 48	2358	2026/02/09	2025/10/02	21.41 ha R 7/m2	546 R2 747/m2	R 1 500 000 cash	2	2	
3	Not Available	141 47	2608	2024/09/18	2024/08/03	21.41 ha R 7/m2	-	R 1 600 000 cash			

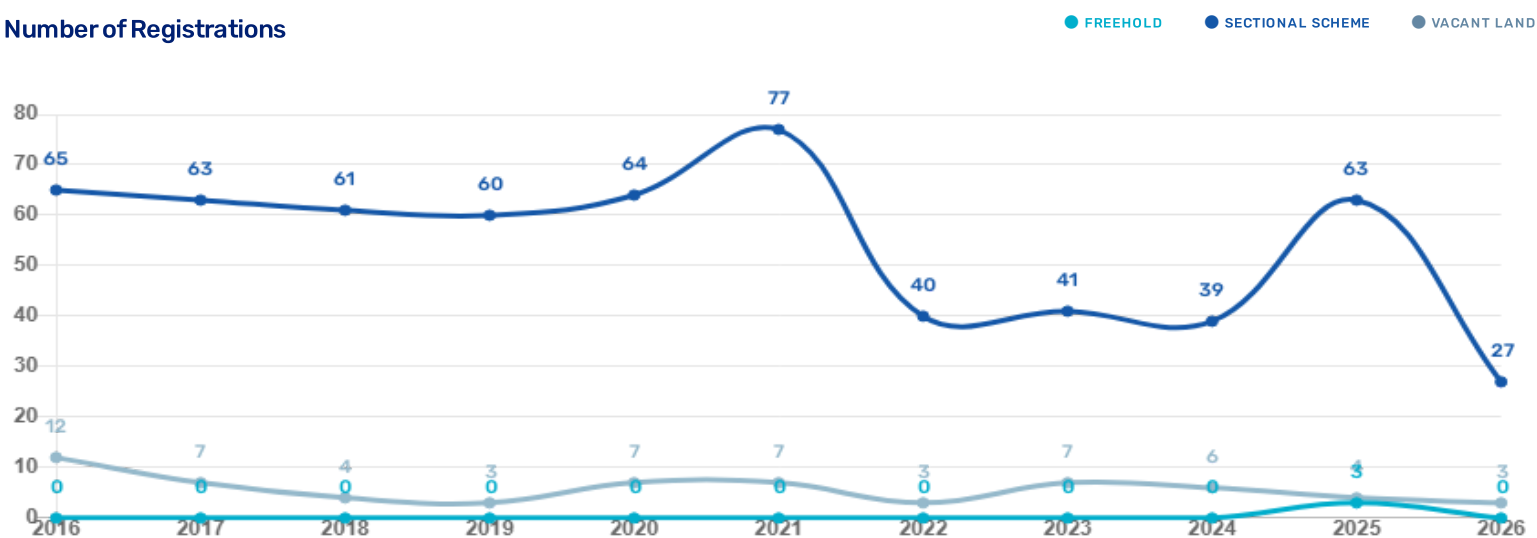
	ADDRESS	ERF PORTION	DISTANCE	REG DATE	SALES DATE	ERF SIZE	ESTIMATED AREA UNDER ROOF	SALES PRICE			
4	Not Available	84 13	2716	2025/07/18	2025/01/11	2.25 ha R 890/m2	-	R 20 000 000			
5	Not Available	84 12	2788	2025/07/18	2025/01/11	1.96 ha R 1 020/m2	-	R 20 000 000			
6	Not Available	141 22	3008	2025/01/20	2024/10/30	21.41 ha R 18/m2	-	R 3 950 000 cash			
7	Not Available	141 44	3471	2024/09/30	2024/04/25	21.41 ha R 14/m2	-	R 2 950 000			
8	Not Available	141 134	3518	2026/04/10	2026/01/15	24.62 ha R 5/m2	-	R 1 300 000	1		
9	Not Available	141 12	3667	2024/12/12	2024/07/25	23.94 ha R 14/m2	-	R 3 300 000			
10	Not Available	136 1	3958	2024/09/26	2023/06/01	85.65 ha R 2/m2	-	R 2 000 000 cash			
11	Not Available	141 17	4465	2026/02/05	2025/11/03	14.69 ha R 19/m2	215 R13 023/m2	R 2 800 000 cash	3	2	
12	Not Available	139 3	5563	2025/02/12	2024/12/12	342.67 ha R 3/m2	-	R 10 000 000 cash			
13	Not Available	149 17	6649	2025/12/15	2025/11/19	88.81 ha R 3/m2	-	R 2 662 000 cash			
14	Not Available	89 319	6683	2026/01/30	2025/12/24	254 R 3 543/m2	-	R 900 000 cash			
15	Not Available	141 156	7272	2026/03/03	2025/12/20	25.11 ha R 6/m2	123 R12 195/m2	R 1 500 000 cash	2		
16	Not Available	132 3	12976	2025/10/24	2025/09/08	154.42 ha R 3/m2	-	R 4 500 000 cash			
17	Not Available	969 0	14506	2025/09/23	2025/07/01	446.15 ha R 2/m2	-	R 7 250 000 cash			
18	Not Available	100 4	15532	2026/01/27	2025/08/04	161.66 ha R 4/m2	-	R 6 800 000 cash			
19	Not Available	187 29	16926	2025/11/10	2025/10/02	93.88 ha R 2/m2	-	R 2 300 000 cash			
20	Not Available	75 1	18722	2026/02/27	2026/01/11	559.17 ha R 2/m2	-	R 11 000 000 cash			

Offer to purchase

Median Price (R'000)



Number of Registrations



Important: The data used in Lightstone's aggregated reports (Town, Suburb, Sectional Scheme and Estate reports) and market analysis tools reflect the trends in developed residential homes. Non-arm's length, non-residential sales, potential vacant land sales, sectional title garage sales and extreme outliers have been removed in order to provide the most accurate indication of true developed home sales. Should you require the full list of transfers in an area with no exclusions, please refer to the Transfer Report

Amenities



FILLING STATION

- 2.02 km** Puma Energy Vaalwater
- 2.03 km** TotalEnergies - Vaalwater
- 2.03 km** Puma Fuel



POLICE STATION

- 2.39 km** South African Police Service
Vaalwater Police Station
- 2.73 km** South African Police Service
Vaalwater Police Station
- 2.75 km** Police Services



BUS STATION

No bus stations in the proximity



SHOPPING CENTRE

- 2.09 km** Vaalwater Shopping Centre
- 2.33 km** Village Square
- 2.78 km** Zeederbergs Shopping Centre



HOSPITAL/CLINIC

- 2.56 km** Vaalwater Clinic & Outreach Services



EDUCATION

- 2.48 km** Klein Vyf Kleuterskool
- 2.54 km** Laerskool Vaalwater
- 2.8 km** Mahlasedi School

Disclaimer

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Property Report

KR, Limpopo


Elite Auctions

Elite Consortium (Pty) Ltd

REPORT

8D5BE8AB-8FA2-4D84-9367-C8BFFA1CFDC5

Property Details

FARM
 **Kr, Limpopo**

Suburb: Modimolle/Mookgophong Non Urban

LEGAL

Ptn 56

Farm 141 "GROENFONTEIN" Portion 56

Reg Div: "KR"

Province: "LIMPOPO"

Coordinates: [-24.315982,28.099424](#)
[Google maps](#) | [Street View](#)

LAND SIZE (REGISTERED)

21.4133 ha

LAND SIZE (CADASTRAL)

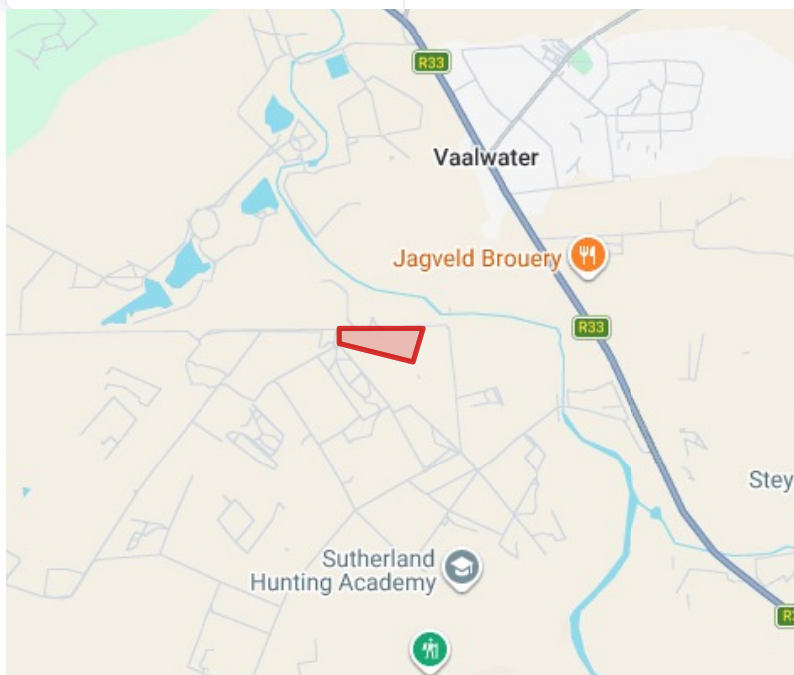
21.4325 ha

LAST SALES PRICE

R2 324 000

LAST SALES DATE

2000/08/30



Other Properties on the same Title Deed (2)

PROPERTY DESCRIPTION

Pnt 2, Erf 138, KR, Modimolle/Mookgophong

SIZE

856532 m²

PROPERTY DESCRIPTION

SIZE

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Owner Details

ZB	NAME	ID	TITLE DEED NO	MARITAL STATUS	SHARE
	ZANDRIVIER BOERDERY CC	199400838523	T100292/2001PTA		-

Bond Details

BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 3 000 000	LAND & LANDBOU-ONTWIKKELING SBAN	2016/05/06	B18715/2016PTA
BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 2 000 000	LAND & LANDBOU-ONTWIKKELING SBAN	2013/05/15	B20358/2013PTA
BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 4 000 000	LAND & LANDBOU-ONTWIKKELING SBAN	2010/07/16	B30394/2010PTA

Municipal Valuation

VALUATION AMOUNT	ESTIMATED MONTHLY RATES	YEAR OF VALUATION	RATING PERIOD	USAGE CATEGORY	USAGE
R 1 401 000	R 246 .34	2024	2019/2020	AGRICULTURE	AGRICULTURE

Servitudes

SERVITUDE TYPE	AREA/ LINE	TAG VALUE	GEOMETRY
Unclassified Rural	Area	A3971/1964001	140383 m ²
Unclassified Rural	Area	A3971/1964001	19731 m ²

Other Endorsements

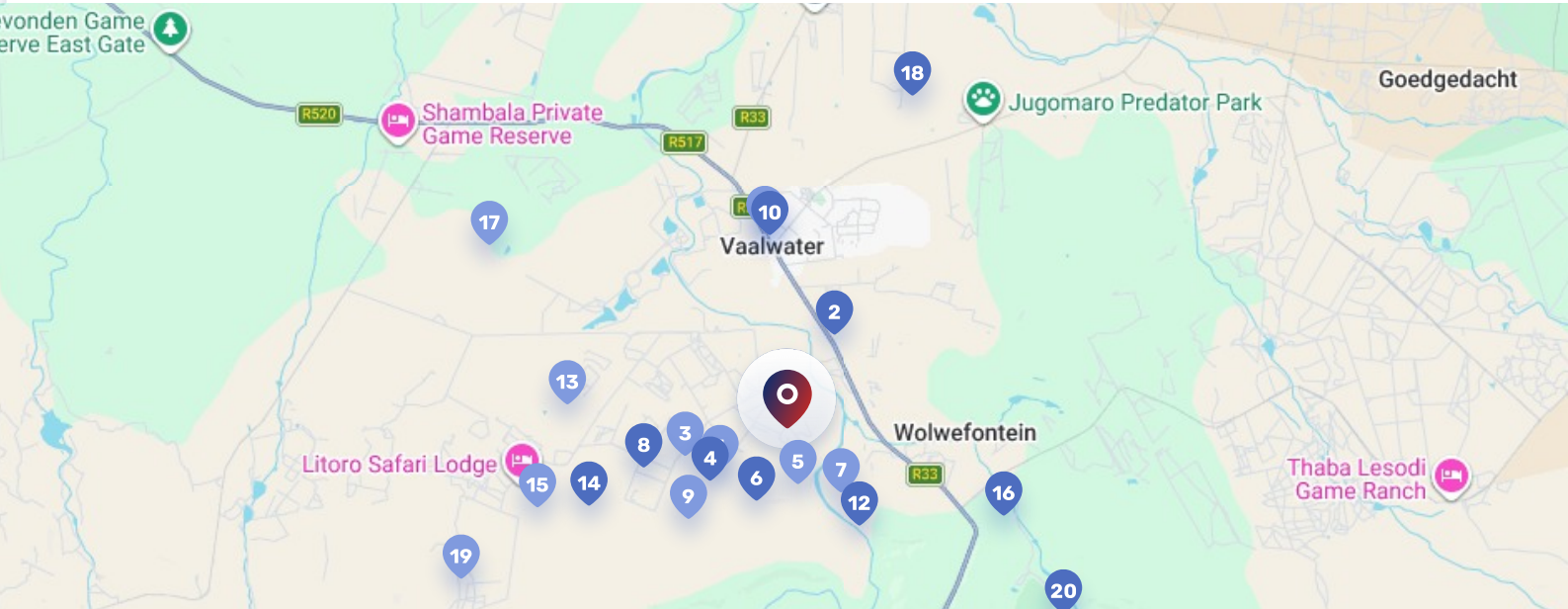
ENDORSEMENT NUMBER

KR,141,56PTA

DOCUMENT TYPE

Unknown

Comparable Analysis



KR, Limpopo

ERF 141, Modimolle/Mookgophong Municipality

0 m² Estimated Area Under Roof

214133 m² ERF Size

0 Bedrooms 0 Bathrooms 0 Garages

Average Sales Price
R 4 232 100

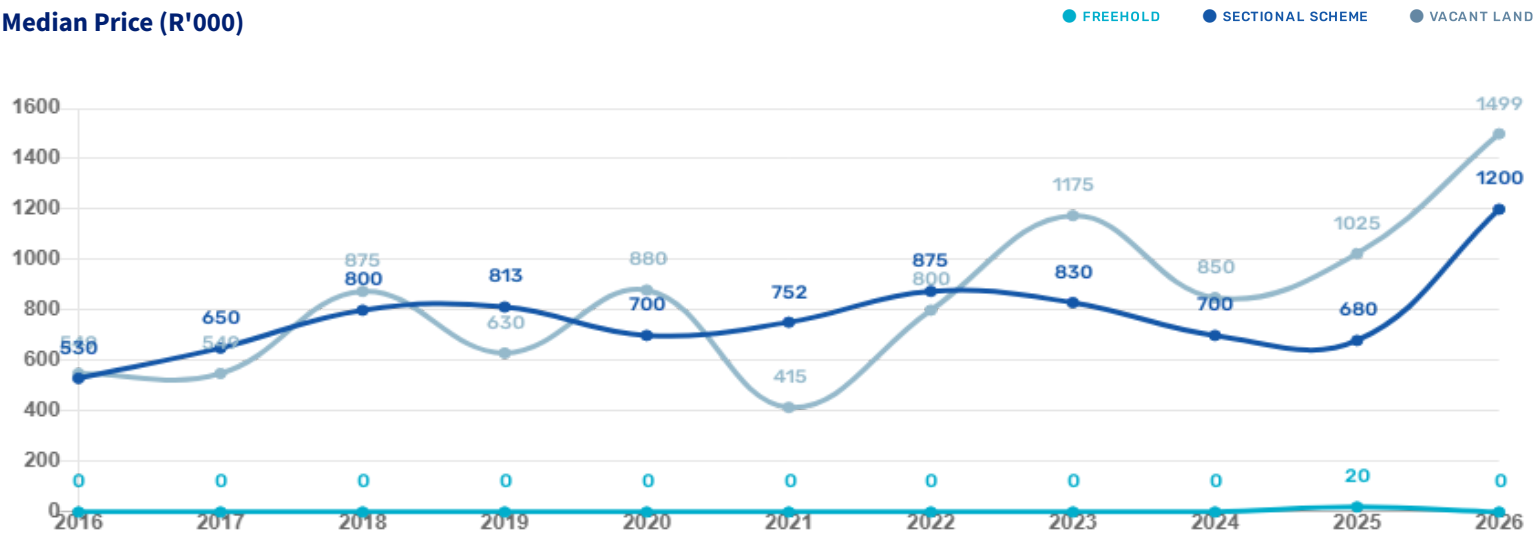
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1	Not Available	141 48	1857	2026/02/09	2025/10/02	21.41 ha R 7/m2	546 R2 747/m2	R 1 500 000 cash	2	2	
2	Not Available	137 42	2008	2024/11/04	2024/10/01	1.00 ha R 200/m2	-	R 2 000 000 cash			
3	Not Available	141 64	2046	2025/10/02	2025/08/03	21.41 ha R 6/m2	-	R 1 280 000 cash			
4	Not Available	141 47	2147	2024/09/18	2024/08/03	21.41 ha R 7/m2	-	R 1 600 000 cash			
5	Not Available	141 22	2177	2025/01/20	2024/10/30	21.41 ha R 18/m2	-	R 3 950 000 cash			
6	Not Available	141 30	2362	2024/04/05	2024/03/11	21.41 ha R 5/m2	-	R 1 000 000 cash			
7	Not Available	141 12	2811	2024/12/12	2024/07/25	23.94 ha R 14/m2	-	R 3 300 000			
8	Not Available	141 86	2859	2024/01/30	2023/06/22	21.41 ha R 2/m2	-	R 350 000 cash			

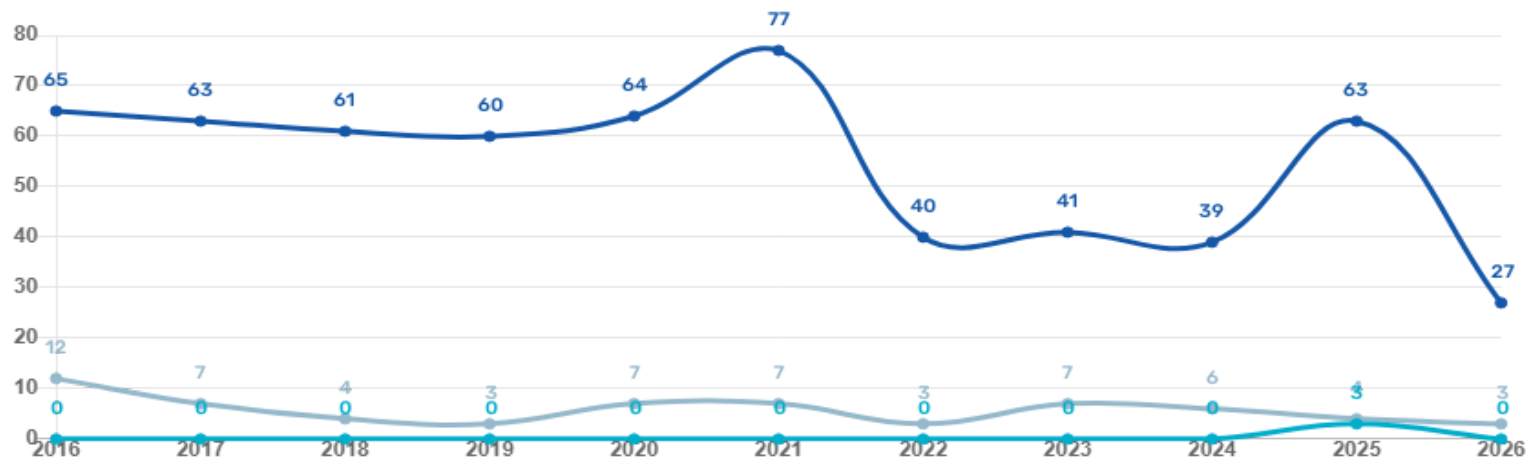
	ADDRESS	ERF PORTION	DISTANCE	REG DATE	SALES DATE	ERF SIZE	ESTIMATED AREA UNDER ROOF	SALES PRICE			
9	Not Available	141 44	3058	2024/09/30	2024/04/25	21.41 ha R 14/m2	-	R 2 950 000			
10	Not Available	84 13	3245	2025/07/18	2025/01/11	2.25 ha R 890/m2	-	R 20 000 000			
11	Not Available	84 12	3338	2025/07/18	2025/01/11	1.96 ha R 1 020/m2	-	R 20 000 000			
12	Not Available	141 17	3610	2026/02/05	2025/11/03	14.69 ha R 19/m2	215 R13 023/m2	R 2 800 000 cash	3	2	
13	Not Available	141 134	3953	2026/04/10	2026/01/15	24.62 ha R 5/m2	-	R 1 300 000	1		
14	Not Available	141 98	4259	2024/03/08	2024/02/22	22.10 ha R 4/m2	-	R 850 000 cash			
15	Not Available	141 116	5206	2024/04/15	2024/02/21	21.81 ha R 2/m2	-	R 350 000 cash			
16	Not Available	149 17	5848	2025/12/15	2025/11/19	88.81 ha R 3/m2	-	R 2 662 000 cash			
17	Not Available	139 3	6354	2025/02/12	2024/12/12	342.67 ha R 3/m2	-	R 10 000 000 cash			
18	Not Available	89 319	6945	2026/01/30	2025/12/24	254 R 3 543/m2	-	R 900 000 cash			
19	Not Available	141 156	7337	2026/03/03	2025/12/20	25.11 ha R 6/m2	123 R12 195/m2	R 1 500 000 cash	2		
20	Not Available	151 5	7999	2024/11/28	2024/08/13	2.92 ha R 218/m2	697 R9 110/m2	R 6 350 000 cash	7	6	1

Offer to purchase

Trends

Median Price (R'000)





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Amenities



FILLING STATION

- 2.01 km Puma Energy Vaalwater
- 2.01 km Puma Fuel
- 2.17 km TotalEnergies - Vaalwater



POLICE STATION

- 2.8 km South African Police Service Vaalwater Police Station
- 2.88 km South African Police Service Vaalwater Police Station
- 2.89 km Police Services



BUS STATION

No bus stations in the proximity



SHOPPING CENTRE

- 2.06 km Vaalwater Shopping Centre
- 2.5 km Village Square
- 3.33 km Zeederbergs Shopping Centre



HOSPITAL/CLINIC

- 2.72 km Vaalwater Clinic & Outreach Services



EDUCATION

- 2.5 km Klein Vyf Kleuterskool
- 2.55 km Laerskool Vaalwater
- 3.03 km Mahlasedi School

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KR, Limpopo


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REPORT

2EDB0EC2-6FCD-4200-8F65-A8B8AD4AFDC5

Property Details

FARM
 **Kr, Limpopo**

Suburb: Modimolle/Mookgophong Non Urban

LEGAL

Ptn 57

Farm 141 "GROENFONTEIN" Portion 57

Reg Div: "KR"

Province: "LIMPOPO"

Coordinates: [-24.318688,28.098898](#)
[Google maps](#) | [Street View](#)

LAND SIZE (REGISTERED)

21.4133 ha

LAND SIZE (CADASTRAL)

21.418 ha

LAST SALES PRICE

R2 324 000

LAST SALES DATE

2000/08/30



Other Properties on the same Title Deed (2)

PROPERTY DESCRIPTION

Pnt 2, Erf 138, KR, Modimolle/Mookgophong

SIZE

856532 m²

PROPERTY DESCRIPTION

SIZE

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BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 2 000 000	LAND & LANDBOU-ONTWIKKELING SBAN	2013/05/15	B20358/2013PTA
BOND AMOUNT	INSTITUTION	BOND REG DATE	BOND NO
R 4 000 000	LAND & LANDBOU-ONTWIKKELING SBAN	2010/07/16	B30394/2010PTA

Municipal Valuation

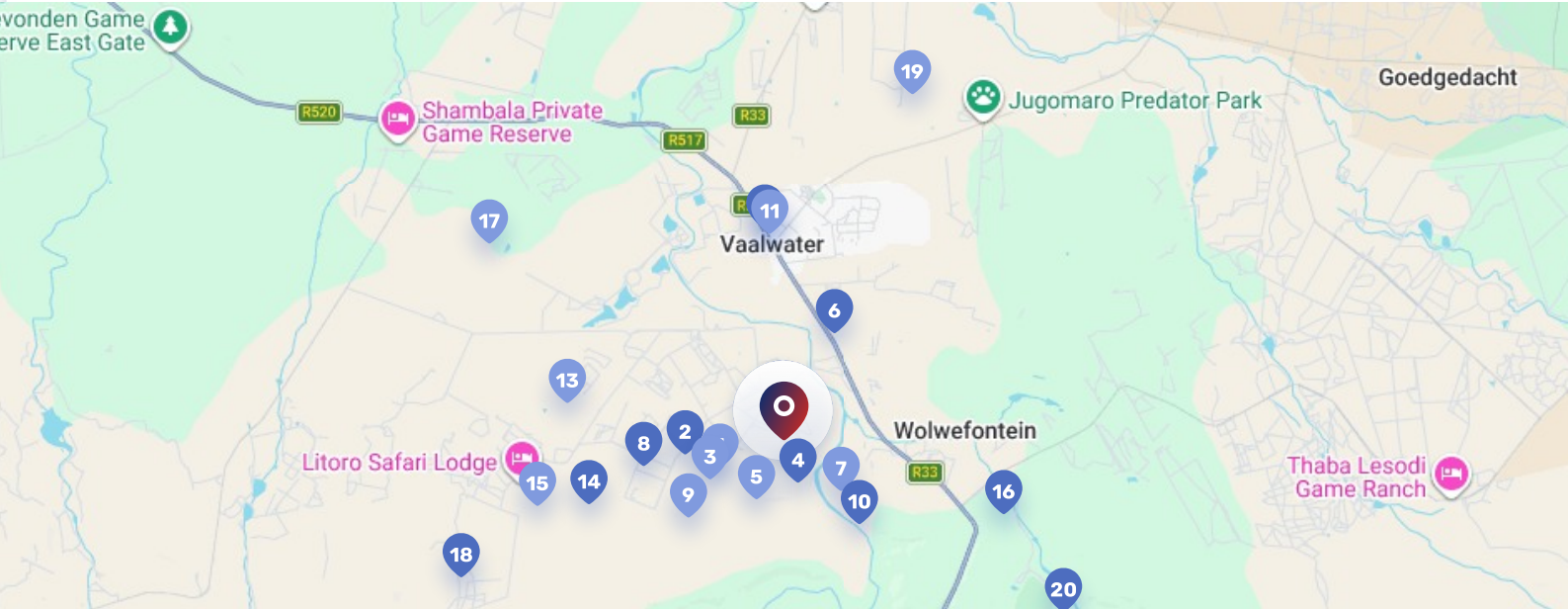
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SERVITUDE TYPE	AREA / LINE	TAG VALUE	GEOMETRY
Unclassified Rural	Area	A3971/1964001	140383 m²

Other Endorsements

ENDORSEMENT NUMBER	DOCUMENT TYPE
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KR, Limpopo

ERF 141, Modimolle/Mookgophong Municipality

0 m² Estimated Area Under Roof

214133 m² ERF Size

0 Bedrooms 0 Bathrooms 0 Garages

Average Sales Price

R 4 232 100

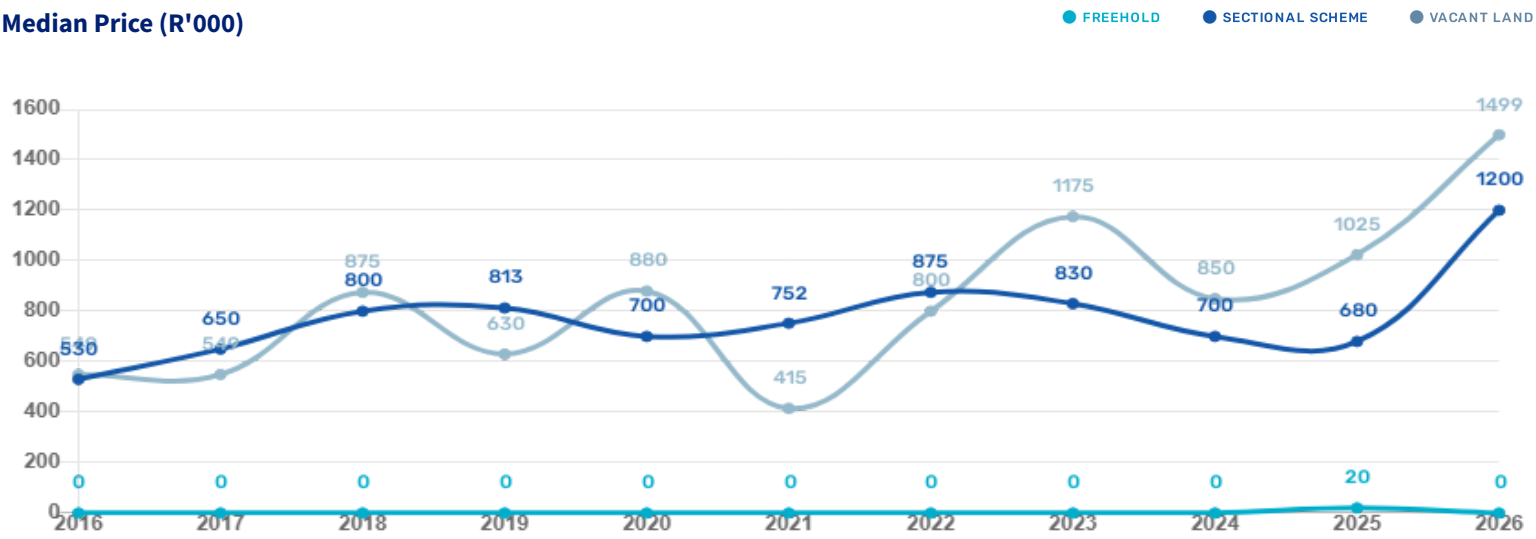
	ADDRESS	ERF/PORTION	DISTANCE	REG DATE	SALES DATE	ERF SIZE	ESTIMATED AREA UNDER ROOF	SALES PRICE			
1	Not Available	141 48	1562	2026/02/09	2025/10/02	21.41 ha R 7/m2	546 R2 747/m2	R 1 500 000 cash	2	2	
2	Not Available	141 64	1807	2025/10/02	2025/08/03	21.41 ha R 6/m2	-	R 1 280 000 cash			
3	Not Available	141 47	1855	2024/09/18	2024/08/03	21.41 ha R 7/m2	-	R 1 600 000 cash			
4	Not Available	141 22	1932	2025/01/20	2024/10/30	21.41 ha R 18/m2	-	R 3 950 000 cash			
5	Not Available	141 30	2062	2024/04/05	2024/03/11	21.41 ha R 5/m2	-	R 1 000 000 cash			
6	Not Available	137 42	2233	2024/11/04	2024/10/01	1.00 ha R 200/m2	-	R 2 000 000 cash			
7	Not Available	141 12	2622	2024/12/12	2024/07/25	23.94 ha R 14/m2	-	R 3 300 000			
8	Not Available	141 86	2652	2024/01/30	2023/06/22	21.41 ha R 2/m2	-	R 350 000 cash			
9	Not Available	141 44	2768	2024/09/30	2024/04/25	21.41 ha R 14/m2	-	R 2 950 000			
10	Not Available	141 17	3409	2026/02/05	2025/11/03	14.69 ha R 19/m2	215 R13 023/m2	R 2 800 000 cash	3	2	
11	Not Available	84 13	3549	2025/07/18	2025/01/11	2.25 ha R 890/m2	-	R 20 000 000			

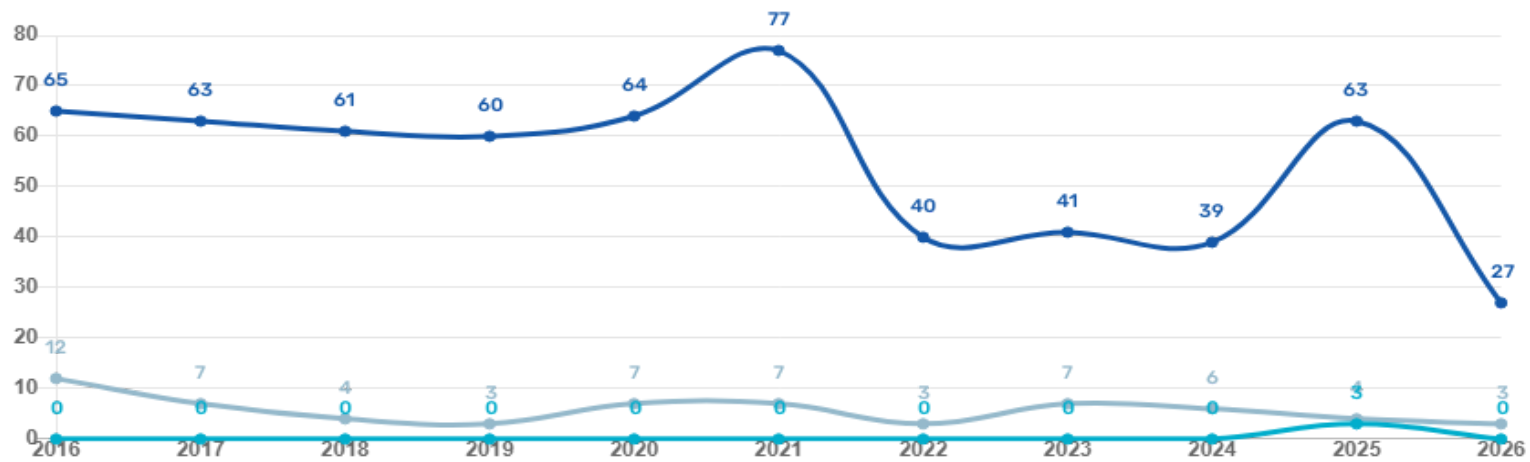
	ADDRESS	ERF PORTION	DISTANCE	REG DATE	SALES DATE	ERF SIZE	ESTIMATED AREA UNDER ROOF	SALES PRICE			
12	Not Available	84 12	3642	2025/07/18	2025/01/11	1.96 ha R 1 020/m2	-	R 20 000 000			
13	Not Available	141 134	3886	2026/04/10	2026/01/15	24.62 ha R 5/m2	-	R 1 300 000	1		
14	Not Available	141 98	4048	2024/03/08	2024/02/22	22.10 ha R 4/m2	-	R 850 000 cash			
15	Not Available	141 116	5022	2024/04/15	2024/02/21	21.81 ha R 2/m2	-	R 350 000 cash			
16	Not Available	149 17	5765	2025/12/15	2025/11/19	88.81 ha R 3/m2	-	R 2 662 000 cash			
17	Not Available	139 3	6455	2025/02/12	2024/12/12	342.67 ha R 3/m2	-	R 10 000 000 cash			
18	Not Available	141 156	7132	2026/03/03	2025/12/20	25.11 ha R 6/m2	123 R12 195/m2	R 1 500 000 cash	2		
19	Not Available	89 319	7236	2026/01/30	2025/12/24	254 R 3 543/m2	-	R 900 000 cash			
20	Not Available	151 5	7870	2024/11/28	2024/08/13	2.92 ha R 218/m2	697 R9 110/m2	R 6 350 000 cash	7	6	1

Offer to purchase

Trends

Median Price (R'000)





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Amenities



FILLING STATION

- 2.29 km Puma Fuel
- 2.29 km Puma Energy Vaalwater
- 2.46 km TotalEnergies - Vaalwater



POLICE STATION

- 3.1 km South African Police Service Vaalwater Police Station
- 3.17 km South African Police Service Vaalwater Police Station
- 3.18 km Police Services



BUS STATION

No bus stations in the proximity



SHOPPING CENTRE

- 2.33 km Vaalwater Shopping Centre
- 2.79 km Village Square
- 3.63 km Zeederbergs Shopping Centre



HOSPITAL/CLINIC

- 3 km Vaalwater Clinic & Outreach Services



EDUCATION

- 2.77 km Klein Vyf Kleuterskool
- 2.82 km Laerskool Vaalwater
- 3.32 km Mahlasedi School

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