



A Home on Spekboom River Estate

For decades, the dream of every newly-wed couple is to one day build or buy their own home.



Cranbrook Property Projects, the developers of Motaganeng Lifestyle Estate and Spekboom River Estate have stands for sale at very competitive prices for families who want to build their own homes in these idyllic surroundings. However, Cranbrook is also sensitive to market trends and are also building properties for rental – bearing in mind that since the global recession banks have tightened the purse strings making new bonds more difficult to come by. Many families have found their budgets stretched, they are unable to come up with large deposits and/or do not qualify for a bond. As an alternative these families have turned to the rental market.

In the past, large corporations and parastatals have owned numerous residential properties for housing their employees. The new policy is to rent these properties instead. Cranbrook Property Projects also caters for the corporate client who wants bulk properties to rent.

Pictured above is an example of one of the homes built by Cranbrook Construction Company for rental purposes. This house measures 140 square metres, is built on a stand of 653 square metres - leaving ample space for a garden. The house consists of three bedrooms and two bathrooms as well as a single garage. The rental price is approximate R9 000,00 per month with a selling price of around R1 065 000; a very competitive price in this current climate.





The photographs above show the spaciousness of the living areas as well as the modern finishes in both the kitchen and bathrooms.

This particular home has already been rented out and the new residents move in at the end of the month. However if you are interested in a property to buy or to rent, contact our resident agents, **Banie & Daleen Ferreira** on **084 403 2480**.

Shopping Mall for Burgersfort Becomes a Reality... ...as Earthmoving Machinery Swarms Over the Estate

In our August edition we featured the Tubatse Mall planned for Burgersfort - to be built on Spekboom River Estate.

The developers have literally not allowed the grass to grow under their feet... as earth moving machines lumbered in to clear the area and prepare for the foundations. NOT, however, before taking care of the indigenous trees, which may be affected by the preparation work for the new mall. See the article "Relocation of Indigenous Vegetation" further on in this issue.

Remember the photograph of the mayor turning the first sod...



...well this first spade-turning for man has become a giant excavation for the machines.



Interesting Stats

- **33 workmen on site**
- **50 909 cubic metres of soil removed to date**
- **104 800 square metres of area cleared to date**



Relocation of Indigenous Vegetation

The developers of the Tubatse Mall retail project, Abacus Asset Management, is spending an excess of R500 000 to relocate indigenous bush and trees, from the 11 hectare construction site, situated in the valley of the Spekboom River in the greater Tubatse Local Municipality, to a nursery situated in the Eco estate itself.

The landscape designs done by Landmark Studios, the appointed landscape architects for the Tubatse Mall development, relies mostly on what nature provides, opposed to man-made landscaping and/or structures. However, with the support of the environmental site officer and the necessary approvals in place, some of the indigenous vegetation is being moved to create space for the 32000 m² retail shopping mall.

The contract for the relocation, which was awarded to Tree Traders in Pretoria, includes an “aftercare” rehabilitation plan to help the transplanted trees to establish themselves more readily. Tree Traders have perfected the art of tree relocation, and take every precaution to ensure their long-term survival.



Gerrit van Rensburg (083 677 2121) from Tree Traders confirmed plans to reuse the vegetation in the landscaping of the shopping centre and the surrounds. All other plant material will be shredded and used as compost. Some of the vegetation is endemic to Tubatse itself and a large number of indigenous species of plant life such as Commiphora Velvet, Euphorbia Tirucalli, Combretum Zeyheri, various Aloas, Sanseveria and Euphorbia Tirucalli trees, will be retained.

Abacus Group is fully committed to taking a responsible approach towards the conservation of the biodiversity of the greater Tubatse area, and imposes some of the very important aspects of environmentally friendly and energy efficient architecture to use less of the earth’s valuable resources and create sanctuaries for next generations, whilst adding to the vital economic growth of the region.

For for information, please phone the Abacus Asset Management offices at (021) 886 5262, email to info@abacusassetmanagement.co.za or visit www.treetraders.co.za

After a Bitter Winter, Spring has Come at Last!

At last the first signs of Spring have started appearing on Motaganeng Lifestyle Estate and Spekboom River Estate.

Our photographer captured these trees and shrubs on Spekboom coming alive in all their Spring array.



Wildlife Watch—The Greater Kudu

Spekboom River Estate has a healthy population of about 30 – 35 kudu.

We can confirm about 12 males and 17 females with a few youngsters born during last year's breeding season. They are regularly seen crossing the roads on the estate, especially at night. However, they tend to keep to the areas closest to the river where the best cover and browsing occurs.

The Greater Kudu (*Tragelaphus strepsiceros*) is a woodland antelope found throughout eastern and southern Africa. They are sparsely populated, despite occupying such widespread territory, due to a declining habitat, deforestation and hunting.

Their habitat includes thick bushveld, rocky hillsides, even dry riverbeds, so long as they are close to a constant supply of water. They prefer



bushy areas to avoid becoming an easy target for their predators. Their diet consists of leaves, grass, shoots and occasionally tubers, roots and fruit (they are especially fond of oranges and tangerines).



Greater Kudus have a narrow body with long legs, and their coats can range from brown/bluish-grey to reddish-brown. They possess between 4–12 vertical white stripes along their torso. The head tends to be darker in color than the rest of the body, and exhibits a small white chevron which runs between the eyes.



Female greater kudus live in small herds of six to twenty individuals along with their calves. Although males tend to be mainly solitary, they sometimes form bachelor herds that consist of 4 to 8 young males; sometimes with an older bull.

Greater kudus tend to bear one calf, although occasionally there may be two. For the first two weeks of a calf's life they hide where predators cannot find them. Males will become self-sufficient at 6 months old. Females become self-sufficient at around 1 to 2 years old. Greater kudus may live up to 20 years of age when kept in captivity.



Male Greater Kudus tend to be much larger than the females, and vocalize much more, utilizing low grunts, clucks, humming, and gasping. The males also have large manes running along their throats, and large horns with two and a half twists, which, if straightened, would reach on average, a length of 1 meter. However, the male horns do not begin to grow until the male is between the age of 6–12 months, twisting once at around 2 years of age, and not reaching the full two and a half twists until they are 6 years old.

Predators of the greater kudu generally consist of lions, leopards and hunting dogs. Although cheetahs also prey on greater kudus, they are unable to bring down a mature male, so usually go for the more vulnerable females and offspring.



When a herd is threatened by predators, an adult, usually a female, will issue a bark to alert the rest of the herd. Despite being very nimble, the greater kudu is not fast enough, nor does it have enough stamina to escape its main predators over open terrain. It relies instead on leaping over shrubs and small trees to shake off pursuers. Greater kudus have both benefited and suffered from interaction with humans; they are a target for hunters, possibly due to their habit of stopping to look behind them after bolting for cover, making them an easy target.

Did You Know?

The horns of greater kudu are commonly used to make Shofars, a Jewish ritual horn blown at Rosh Hashanah.



CRANBROOK

PROPERTY PROJECTS (PTY) LTD

For information on property sales contact:

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We would like to hear your story!

Should you have an event or story you would like to share, please send us your photos and a few words to **info@cranbrook.co.za**