

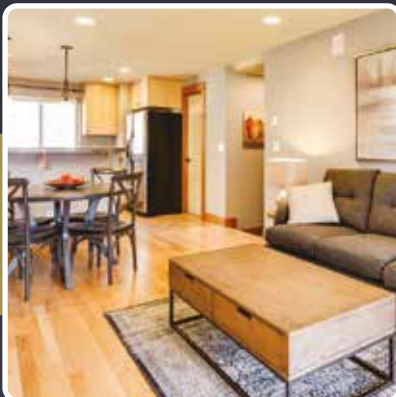


PropertyNews

PEACE OF MIND
WITH 24h SECURITY



WELCOME TO
**FINKENSTEIN
MANOR & VILLAGE**



Offering you **safety and security**
in a tranquil environment.

SEE INSIDE FOR MORE DETAILS

Pool Owners

Keep it happy...Keep it safe!
Don't put off important matters for tomorrow.
Contact us now for a solar safety pool cover.



Track System



Hook-In System



Tension System

INSTANT SAVINGS & GOING GREEN:

Save up to 80% or more on your annual pool heating, electrical, and chemical costs, just from adding a pool cover! If you Finance your pool cover, the savings from reduced maintenance, solar heating, energy conservation, & elimination of evaporation, in most cases, will exceed your monthly payment!

SAFETY, PEACE OF MIND:

Pool Covers completely cover the water surface making a perfect safety barrier for both children and pets. Fences can be climbed, alarms still allow time in the water, but a pool cover supports the weight of an adult person (only in new condition, but it's not extended playground for kids), and provides more barrier protection than any other pool-safety device.

OTHER BENEFITS:

Hook-In-System and Track systems available | Developed & manufactured locally | Save water, time & electricity
No algae growth and hardly any dirt | Even during holidays, your pool stays maintenance free.

CHECK OUT THE CANTILEVER UMBRELLA BENEFITS:

No centre pole | Rotates 360° | Powder coated aluminium | All parts replaceable



Cantilever Umbrella



Tension System



Hook-In System

ENGINEERED PLASTICS & LININGS

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epl@poolcovers.cc | www.poolcovers.cc



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450 square meter erven
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WINDHOEK WEST

N\$ 3 561 000

A spacious family home on a large 1483m2. The dwelling consists of a lounge, family room, dining room, kitchen with BIC, study, large entertainment / braai area, guest WC, three bedrooms and two bathrooms. Flat consists of an open plan lounge / kitchen, one bedroom and one bathroom. Double Garage

Ina 081 124 1160



KEETMANSHOOP

PRICE ON REQUEST

Krohnlein Keetmanshoop
Land Size 2500sqm
Earmarked for Sectional Title Housing
Full Services available
Municipal Approved Plans Available

SUBMIT YOUR OFFER

Danny 081 122 7512



SUIDERHOF

N\$ 6 032 000

This huge family home on a large property offers Entrance Foyer, Spacious Open Plan Lounge, Diningroom, Kitchen with Separate Scullery, Double Garage, 5 Bedrooms All En-suite, Study with lots of BIC, Guest Toilet, Entertainment area, with BBQ and Swimming Pool.

ALSO includes 3 Bedroomed Flat with 2 Bathrooms, Lots of parking inside erf and plenty of Storage Space.

Ina 081 124 1160



WINDHOEK CITY CENTRE

VARIOUS

Frans Indongo Building Centrally Located

Retail Space to let – various

Office Space to let – various

Danny 081 122 7512

COMMERCIAL TO RENT



WINDHOEK CENTRE

VARIOUS

Sokolic Building John Meinert Street

Prime Office Space to Let

First Floor - 358sqm
Second Floor - 358sqm
Parking Available

Danny 081 122 7512

COMMERCIAL TO RENT



PROSPERITA

PRICE ON REQUEST

Nickel Str Palnic Building

Warehouses to Lease

Building A = 152sqm

Building B = 153sqm

Danny 081 122 7512

COMMERCIAL TO RENT



AUSSPANNPLATZ

PRICE ON REQUEST

Prime Office Space to Lease in Ausspannplatz

Close to Nampost and other established businesses

Ideal for the corporate office

Danny 0811227512

COMMERCIAL TO RENT

ELISENHEIM, THE ESTATE THAT HAS IT ALL

24 Hour Security · Braai Facilities · Guestfarm · Church · Kindergarden · Laundromat
Spar · Coffee Shop · Liquor Store · Gym · Pharmacy · Restuarant · Veterinary

ELISENHEIM - N\$ 1 490 000



THIRD PHASE! UNITS WILL COMMENCE BUILDING ONCE 80% IS SOLD!

Phase one and two sold out! Every unit consists of 3 bedrooms, two bathrooms upstairs and downstairs, open plan kitchen, lounge dining room, guest loo, single garage, private garden and BBQ.
132 m2.

ELISENHEIM - N\$ 2 395 000



LOTS OF PRIVACY!

Lovely 3 bedroom 3 bathroom family home, open plan kitchen, lounge dining room, scullery/laundry, big entertainment area, pool and an outside bathroom. Single drive thru garage.

ELISENHEIM - N\$ 2 590 000



SPACIOUS, MODERN!

Lovely 3 bedroom, dressing room, 2 bathroom house, open plan kitchen, living / dining room, under roof braai and entertainment, garden, hobby room, laundry/scullery, double garage.

ELISENHEIM - N\$ 2 595 000



MODERN!

Very neat modern and spacious family home, 3 bedrooms, a dressing room, 2 bathrooms, modern kitchen, laundry/scullery, entertainment garden and pool, single garage, guest room. Etc.

ELISENHEIM - N\$ 2 690 000



GREEN AREAS ON BOTH SIDES!

A Spacious 262 m² home on a 666 m² erf, offering 3 bedrooms, 2 bathrooms, open plan living area and kitchen with granite finishes, separate scullery/ laundry. Balcony to the main bedroom, with mountain views. Covered BBQ area walking out to a big garden. Double garage, AC, AND a big one bedroom flat.



JOINT SOLE MANDATE

ELISENHEIM - N\$ 3 390 000



A VIEW TO BEHOLD!!

Big balcony with a covered BBQ, big lounge dining room and kitchen, laundry/scullery, study, 4 bedrooms, 2 bathrooms, boma and pool. Double garage. AC, alarm.

KLEINE KUPPE - N\$ 2 080 000



SUNSET VIEWS AND A MODERN GARDEN!

Modern and very neat 2 bedroom 2 bathroom unit, guest loo, garden with entertainment area and BBQ, open plan living and kitchen, enclosed court yard, AC, alarm. A MUST view!

LUDWIGSDORF - N\$ 6 680 000



EVERYTHING ONE NEEDS UNDER ONE ROOF!

Beautiful and neat property, on a 961 m² erf, consists of 4 bedrooms, all en suites, 2 spacious living areas, gas fire place, big enclosed entertainment area, pool and lovely mountain views. Gym / hobby room, study, kitchen with quality finishes, 3 ovens, electric and gas hobs, built in fridges, laundry/scullery, CCTV, solar system, double garage, etc. **ONLY QUALIFIED BUYERS TO VIEW**



SOLE MANDATE

Find my properties on the Property News Website



Coll: +264 81 124 5217
Email: hilda.louw@iway.na
Address: 51 On Lazarett (Unit 8)
51 Lazarett Street



Marion Wolf 081 245 2390
 Anita Dames 081 124 6866
 Dinette Venter 081 124 6732
 Lourette Liebenberg 081 124 5868
 Stefanie Dames 081 380 9900
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LUXURY HILL | N\$ 5 250 000 CC

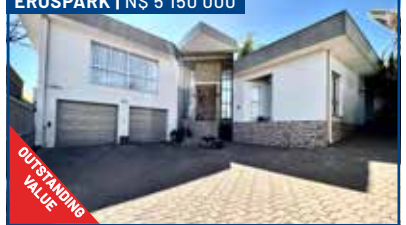


EXCLUSIVE MANDATE



Entertainer's Delight! Excellent location and outstanding VIEWS! 5 Bedrooms, 3 full bathrooms. The main bedroom is very spacious with direct access to the garden. Separate kitchen, spacious living areas with fire places and pine ceilings, guest loo, huge downstairs office, manicured garden with several patio's, lapa with BBQ. Big pool, 3 automated garages, bachelor's flat, ample parking space. **Marion 081 245 2390 | marion.rightmove@gmail.com**

EROSPARK | N\$ 5 150 000



OUTSTANDING VALUE

When SIZE MATTERS!..Huge Family Home. WELL MAINTAINED. BIG STUDY, hobby room, XL LOUNGE, DINING. Stylish Kitchen. Sep. TV room & lounge. Laundry. Erf 1 438 m2. Extras!
Lourette 081 124 5868
lourette.rightmove@icloud.com

ELISENHEIM | N\$ 2 500 000



EXCLUSIVE MANDATE



3 Bedrooms, 2 Bathrooms, Entrance foyer, Large double volume Dining room with Cupboards, Open plan Kitchen with open scullery area, Living room, Indoor Entertainment with a Bbq, garden, Pool, interlocks in garden area, Single Garage, Double Shade net, 2 Gates entering the garden area, plus extra parking, 2x heating/cooling split Aircon units. Lovely blinds, Alarm. Erf 468m2. Dwelling 222m2.
Anita 081 124 6866 | anita.rightmove@gmail.com

KLEINE KUPPE | N\$ 2 500 000 CC



GREAT DEAL

One Level Freestanding Home with pet-and childfriendly garden. 3 Beds, o/p living, BBQ, outside entertainment area, home office/hobby room.
Lourette 081 124 5868
lourette.rightmove@icloud.com

OLYMPIA | N\$ 4 645 000



EXCLUSIVE MANDATE

Huge corner erf of 1290 sqm. 3 Bedrms, 2 bathrms, office, fully-fitted kitchen, entertainment room, pool, outside BBQ, outside guest room, 2 x double garage, ample parking, water-wise garden. Extras.
Marion 081 245 2390
marion.rightmove@gmail.com

PIONIERSPARK | N\$ 2 195 000



Duplex townhouse in very small complex. 3 Bedrms & 2 bathrms. Open-plan lounge/dining, kitchen. Big garden. Entertainment lapa with built-in bar and BBQ, pool. 1 Garage. 3 Carports. Pet-friendly.
Marion 081 245 2390
marion.rightmove@gmail.com

EROS | N\$ 4 900 000 CC



SPACIOUS LUXURIUS

4 Bedrooms, ALL EN-SUITE, O/P living areas all opening up onto a gorgeous pet & childfriendly GARDEN. Patio, BBQ, stunning KITCHEN, tv room/study. 3 Garages + Parking.
Lourette 081 124 5868
lourette.rightmove@icloud.com

EROS | N\$ 3 500 000



EROS MANOR RETIREMENT VILLAGE ONE LEVEL. BIG Private Garden. 3 Bedrms, 2 Bathrs (master en-suite. O/P lounge, dining room, kitchen. Dbl Garages.
Lourette 081 124 5868
lourette.rightmove@icloud.com

ELISENHEIM | N\$ 2 280 000



SOLE MANDATE

3 Bedrooms, 2 Bathrooms, Spacious Open plan Kitchen, Scullery, Aircon, Double Garagewith a Drive through door to the Garden. Veranda with Bbq, Lawn and Lemon Tree.
Anita 081 124 6866
anita.rightmove@gmail.com

ELISENHEIM | N\$ 2 200 000



EXCLUSIVE SOLE MANDATE

3 Bedrooms, 2 Bathrooms, Open Plan / Lounge Dining, Kitchen, Study nook, Double Garage with Laundry space, Veranda with Bbq, Boundary Walls Outside Toilet, Erf 450 sqm.
Anita 081 124 6866
anita.rightmove@gmail.com

B·V·L

PROPERTY SOLUTIONS



BEVERLY:
+264 81 344 3790
bvluttichou@gmail.com



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+264 81 230 4343
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MUDI:
+264 81 681 0442
mudi.bvl@gmail.com

BRAKWATER N\$ 4 600 000

EXCLUSIVE MANDATE



ON SHOW 30 JULY 2022

5 BEDS | 3.5 BATHS | 2 GARAGES

Enjoy an outdoor lifestyle close enough to the city to stay relevant. Residential zoned, ideal for a family who enjoys nature. Spacious open plan kitchen and living area, scullery, braai area, gym, large pool and an outside room. Property fully solar powered. PLOT SIZE 5Ha

ACADEMIA N\$ 2 996 000

EXCLUSIVE MANDATE



4 BEDS | 3 BATHS | 2 GARAGES

Primary features include: Bachelor flat, indoor braai, ample parking space. This house is located in a very quiet neighborhood and perfect for a family who enjoys hosting guests. ERF SIZE 1 088sqm

KLEINE KUPPE N\$ 1 016 500

EXCLUSIVE MANDATE



2 BEDS | 1 BATH | PARKING

Well managed and secured complex. Open plan kitchen and living area. Small court yard with braai. Burglar alarm.

PIONIERSPARK N\$ 1 290 000

EXCLUSIVE MANDATE



2 BEDS | 2 BATHS | PARKING

Walking distance to Amenities. This unit comes with a very beautiful kitchen and spacious living space. It also has a built in braai on the balcony for entertainment

CBD N\$ 1 390 000

EXCLUSIVE MANDATE



2 BEDS | 1 BATH | PARKING

This double storey unit is great for investment purposes or just for keeps. This unit is perfectly located so as not to miss the sunset.



rightmove
properties

Tatjana Rapp

081 564 4373



KLEINE KUPPE N\$ 5 550 000

EXCLUSIVE MANDATE



Double storey house for sale, near to all amenities, North facing!
5 bedrooms, 1 study/office room, modern finishes, (4 bedr. have en-suites)
guest toilet, O/p kitchen with lounge, 2 vehicle entrances, huge tandem
garage for 3 cars, space for small workshop, plus a double garage. Outside
entertain. area with BBQ, heated swimming pool, magic sunset views!! CCTV
cameras, alarm etc in place!! Perfect lock up and go!!



Anandi Sowden
081 420 6704



Frank Sowden
081 127 8069



Chanima Dante
081 234 4611



Isabel Grobler
081 380 0707

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We are URGENTLY looking for houses to sell and lease in WINDHOEK

ACADEMIA EXT 1 - N\$ 1 365 000



HALF BUILD HOME

3 Bedroom , 2 Bathroom, Double Garage – Large patio
design – 262 sqm building, erf size 528 sqm

SWAKOPMUND - N\$ 699 000



OCEAN VIEW

Brand New 2 Bedroom, 2 Bathroom with balcony and
single garage apartment

AUASBLICK EXT 1 - N\$ 2 990 000



ERVEN FOR SALE

Contact for available erf sizes and prices



Suzaan
081 790 1588

CIMBEBASIA - N\$ 1 780 000



SOLE MANDATE

The house offers you 3 spacious bedrooms and 3 modern bathrooms. Guest Toilet. Cozy TV room. Open plan kitchen and dining area plus outside BBQ. Huge extra is the 1 Bedroom flat with own lounge and kitchen and full bathroom. Double carport. No garage. Erf 360 sqm. Dwelling and flat 186sqm. **Suzaan 081 790 1588**

KLEINE KUPPE - N\$ 1 960 000



EXCLUSIVE SOLE MANDATE

Stunning townhouse in Hunters Rest. Fully renovated with quality finishes. Downstairs living area and dining area. Stunning kitchen with separate scullery and laundry. Nice and neat back garden. 3 Bedrooms upstairs and 3 Bathrooms. Two undercover parking. Levies N\$2100pm. **Suzaan 081 790 1588**

LUDWIGSDORF - N\$ 2 120 000



Townhouse in popular complex. Double story with 3 Bedrooms and 2 Bathrooms upstairs. Downstairs open plan living area, dining area with fireplace and kitchen. Outside deck and BBQ. Small garden. Double Garage. Levies N\$2200. **Suzaan 081 790 1588**

WINDHOEK WEST - N\$ 1 325 000



Hochland Views Complex. Duplex Townhouse with 3 bedrooms, 2 Bathroom, Guest Toilet. Single garage. No Pets. Levies N\$2600. **Suzaan 081 790 1588**

KLEINE KUPPE - N\$ 1 250 000



EXCLUSIVE SOLE MANDATE

Ground Floor apartment offering 2 Bedrooms and 1 Bathroom. Single carport parking. 70sqm. Levies N\$1669 Rates and Taxes N\$865 **Suzaan 081 790 1588**

AVIS - N\$ 1 660 000 CC



EXCLUSIVE SOLE MANDATE

Entwood Village. Corner duplex unit. Nice size garden and pet friendly. 3 Bedrooms and 2 Bathrooms. Lounge with dining area and Kitchen Guest Toilet. Double carport parking. **Suzaan 081 790 1588**



Sana Kritzinger

081 210 7823
sunakritzinger@gmail.com



Marlette Dreyer

081 877 8910
marlettdreyer1@gmail.com

CBD N\$ 650 000



BACHELORS FOR SALE

- Small Kitchen
- Bathroom with Shower
- Basement Parking

AVIS N\$ 2 550 000



TOWNHOUSE FOR SALE

- 3 Bedrooms and 2 Bathrooms
- Flat
- Pool and Solar Geyser

SWAKOPMUND N\$ 1 680 000



HOUSE FOR SALE

- 3 Bedrooms and 2 Bathrooms
- Double Garage and 600m2 Erf
- BARGAIN DEAL

ROCKY CREST N\$ 870 000



TOWNHOUSE FOR SALE

- 2 Bedrooms and 1.5 Bathrooms
- Single Garage
- Court Yard

BRAKWATER N\$ 2 600 000



PLOT FOR SALE

- 25 Hectare Plot
- 3 Bedroom House
- Surrounded by Beautiful Mountain Views

KHOMASDAL N\$ 1 900 000



HOUSE FOR SALE

- 3 Bedrooms and 2 Bathrooms
- Modern Kitchen and Garage
- 1 Bedroom Flat



**DORIS
HENTZEN
PROPERTIES**

Doris Hentzen
+264 81 249 1704
dorishentzenproperties@gmail.com



TO LET

**WINDHOEK NORTH -
N\$ 18 000 PM**
stylish office space, reception/
waiting area, 3 offices, WC's,
kitchen, lots of parking space



TO LET

**LUDWIGSDORF -
N\$ 22 000 PM**
modern 3 bed, 2 bath townhouse,
o/p kitchen, dining, lounge,
covered BBQ patio with garden,
storage, double garage



TO LET

**WINDHOEK CBD -
N\$ 32 000 PM EXCL VAT**
6 offices, reception/waiting area,
lots of parking in front and inside,
ablutions, kitchenette, 1 bed flat -
avail Aug'22



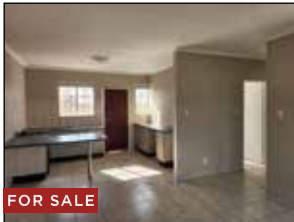
TO LET

**SOUTHERN INDUSTRIAL AREA -
N\$ 81 000 PM EXCL VAT**
AAA rated office space (540m2)
- 24h secured business complex
- 2nd floor, lift, balcony, lots of
parking



FOR SALE

**AVIS -
N\$ 1.58 MILL EXCL COSTS**
double storey, 3 bed, 2 bath
townhouse, o/p kitchen, dining
lounge, covered BBQ, small
garden, garage, carport



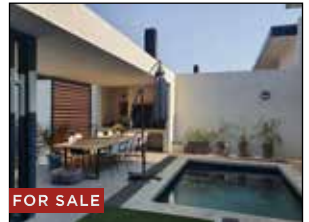
FOR SALE

**WINDHOEK WEST -
N\$ 1.95 MILL EXCL COSTS**
neat 2 bed, 1.5 bath, o/p kitchen
dining/lounge, 2nd floor, safe
complex, close to Min of Home
Affairs and hospital



FOR SALE

**OLYMPIA -
N\$ 5.8 MILL EXCL COSTS**
superbly maintained, home office
for car rental, 4 bed, 3 bath house,
lounge, fireplace, pool, lapa with
BBQ, large yard



FOR SALE

**EROS -
N\$ 6.5 MILL CC**
exclusive 3 en-suite bed
townhouse with view, o/p kitchen,
dining, lounge, fireplace, study,
covered BBQ, pool, double garage



Nic Serfontein - 081 126 6666
Wilma Serfontein - 081 124 1247
wilmaserfontein@mweb.com.na
nwsa@mweb.com.na

PIONIERSPARK - N\$ 3 250 000



Charming older house on an erf of 1281sqm. Main building: 246sqm. Flat: 108sqm.
Main house consist of an entrance hall, a large lounge, open plan kitchen/dining room, pantry, a family room/entertainment area with build in BBQ. A huge laundry. 3 Bedrooms + study. Main bedroom is en-suite. 2nd Bathroom +separate shower+ separate toilet. Sliding doors open onto garden with a swimming pool. Double garage. Domestic quarters with a shower, toilet and wash basin.
FLAT: 2 Bedrooms, 2 bathrooms, kitchen/living area. Separate entrance with lots of parking. +- 8 parking's.

INCLUSIVE OF TRANSFER FEES!

KLEINE KUPPE - N\$ 1 082 000

BEST BARGAIN!!!



PRICE DROPPED!!! PRICE DROPPED!!! N\$1 082 000.00 INCL. OF TRANSFER FEES! BEST BARGAIN EVER!!!
Right next to "The Lifestyle Centre" behind "The Grove" and the new Std Bnk Building. Open plan kitchen with the living area. Stylish and well planned. Small, interlocked courtyard. Mahogany colour cupboards with white ceramic tiles. Upstairs you have a full bathroom. Separate toilet. 2 Spacious bedrooms and a nice size area for a workstation with a balcony. Burglar bars and alarm system. Shaded parking for 1 car only. Not pet friendly. BC Levies: N\$1 400.00 pm. Rates and Taxes: N\$600.00 pm



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@elna@ee-properties.com

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HOCHLANDPARK - N\$ 2.85 MIL



EXCLUSIVE SOLE MANDATE

4 Bedrooms, 2 Full Bathrooms (Main is En-Suite), Guest Toilet, Full Open Plan Kitchen with Pantry, Scullery/Laundry, Dining Room, Living Room, TV Room, Lapa with a Built-In BBQ, Boma with Large Garden, Study with BIC, Outside Room with Shower and Toilet, Water Storage, Pigeon Racing Cages, Shaded Parking. Elna 081 124 5818

KLEINE KUPPE - N\$ 3.86 MIL



Situated near amenities such as schools, shopping mall and Hospital. Perfectly suited for the whole family. 3 Bedrooms, 2 Full Bathrooms, Full Kitchen & Scullery, Dining Room, Lounge, Built-In BBQ Area, Entertainment Area, Swimming Pool (Heated), One bedroom self-contained flat, Shaded Parkings. Elna 081 124 5818

AVIS - N\$ 1.6 MIL



Double-storey townhouse lovely for a family to live in. The loft space is currently used as an office space, but can also be offered as a hobby or a play area. 3 Bedrooms, 2 Bathrooms, Kitchen, Lounge, Garden, Office Loft, 1 Single Garage, 1 Shaded Parking. Elna 081 124 5818

EISENHEIM - N\$ 2 600 000



BRAND NEW FREE STANDING HOUSE with stunning finishes consist of 3 Bedrooms, 2 Bathrooms, Modern Open Plan Kitchen, Scullery, Drying Yard, Patio, Outside BBQ, Double Garage. Elna 081 124 5818

OKAHANDJA - N\$ 868 000



BECOME A HOME OWNER - STOP RENTING
Free standing house on a 330 SQM erf in ext 8 Smarties town. 2 Bedrooms, 1 bathroom, open plan lounge/dining room, patio, shaded parking and Boundary walls. Elna 081 124 5818

EISENHEIM - FROM N\$ 1.3 MIL



ALL ON ONE LEVEL
Various 2 and 3 bedroom units available, 2 bathrooms, open plan lounge, kitchen and dining area, patio and garden. Shaded parking. Elna 081 124 5818

RE/MAX DYNAMIQUE



EROS - N\$1 180 000



Perfect for anyone, offering 3 bedrooms, 1 bathroom, 2 Carports, large Balcony on the first floor.

Webref: RDNQ-1601.

RUDI | 081 308 8237

rudi.pfander@remax.net



BRAKWATER - N\$ 2 000 000



Secure location, easy railway access, next to B1 highway, Fully approved industrial zone, Pty (LTD) registered. Available immediately.

Webref: RDNQ-1672

RUDI | 081 308 8237

rudi.pfander@remax.net



REHOBOTH AREA - N\$ 895 000PM



1Ha farm with 2 Bedroom house, bathroom, toilet plus open plan kitchen, dinner- and lounge, for Sale (fully fenced off) - water and solar electricity included. Webref: RDNQ-1540.

NOLAN | 081 893 0395

nolangi@remax.net



WINDHOEK NORTH - N\$ 2 625 000



4 bedrooms (on-suite), aircons, Entrance hall, Lounge, Dining room, Kitchen, pool (not in use) Build-in BBQ, 2 bachelor flats with shower, toilet and basin. Webref: RDNQ-1693

JOE | 081 348 3063

Joevries57@remax.net



KLEINE KUPPE - N\$ 1 630 000



Guinas 101: Duplex townhouse pet friendly with small garden. Living areas, Guest Toilet, Open plan kitchen, 1 Garages, 2 bedrooms, study nook and 1 bathroom. Webref: RDNQ-1078.

NOLAN | 081 893 0395

nolangi@remax.net



085 223 2536 . Each office Independently owned & operated. www.remax-dynamique.co.na



PROPERTY

Hot Property Listings

AUAS HILLS RETIREMENT VILLAGE



**ERF 248, SECTION
318 AUASBLICK, WINDHOEK
Unit Consists Of:**

Reception, Open gym area, 3 Office/consulting rooms,
Male Wc/hwb, Female Wc/Hwb, Storeroom, Changing room,
2 Shower/Hwb's, Kitchen.

Building Size: 210 m²

Valued at: N\$ 3 810 000.00

**Erf 248, Section 85 + 323,
Auas Hills Auasblick, Windhoek
Unit Consists Of:**

The shop consists of a medium-to-large room, equipped with a
built-in fridge, built-in kitchen cupboards, a built-in office area,
a built-in till counter with exhibition shelves behind the till counter

Building Size: 169 m²

Valued at: N\$ 2 215 000.00



SWAKOPMUND



Erf 2457, Ocean View, Swakopmund

House: 3 Bedrooms, 2 Bathrooms, Lounge, Dining,
Kitchen with Pantry and Double Garage.

Flat: 2 Bedrooms, 2 Bathrooms, Living Area, Single Garage.

Building Size: 305 m² * Land Size: 1040 m²

Currently Running As Air - BNB!!!

Selling Price Including Furniture: N\$ 3 000 000.00

Erf 4601, Ocean View, Swakopmund

House: 3 en-suite bedrooms, Study, Guest Toilet,
Open Plan Kitchen, Inside Braai, Lounge.

Flat: 2 Bedroom, 1 Bathroom, Open Plan Kitchen,
Lounge Inside Braai, Double Garage with extra work space.

Land Size: 1038 m²

Offers Welcome! Valued at: N\$ 1 980 000.00



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LUDWIGSDORF - PRICE ON REQUEST



This large family home situated high up on the hill in Ludwigsdorf offers five bedrooms, four en suite, office, 3 separate loos, two lounges, two TV rooms, open plan kitchen (with scullery), spacious entertainment room with wood and gas braai, pool, 3 x double garages for 6 cars, hobby room, basement storage, staff quarters, central cooling system and 4 air-conditioners, top security with cameras. Sylvie 081 124 4043

LUDWIGSDORF - N\$ 2 600 000 CC



Large townhouse in small complex, offers 3 bedrooms 2 bathrooms, guest loo, spacious lounge / dining room and kitchen. Leading onto nice sized garden. Close to schools and restaurants. One garage. Christine 081 207 5988

LUDWIGSDORF - N\$ 5 800 000 CC



Situated in a cul-de-sac this lovely family home affords you a lifestyle set in nature with small animals visiting. All on one level on large erf of just over 1800 sqm the home offers 5 bedrooms, 4 bathrooms, open office, open plan kitchen (with scullery) lounge with fireplace, TV lounge and dining room, patio overlooking the pool and tranquil veld, 3 garages with two cars tandem, staff loo. Sylvie 081 124 4043

SUIDERHOF - N\$ 2 440 000



Secure Duplex offers 3 beds, 3 baths, dressingroom, open plan kitchen/dining/ lounge, guest loo garden with patio, plus 3 garages. Sylvie 081 124 4043

KLEIN WINDHOEK - N\$ 1 750 000



Ideally located, within walking distance to supermarkets and restaurants and St Paul's school. 2 Bedrooms, 2 bathrooms, guest loo, open plan kitchen, lounge and dining room. Underground parking. Christine 081 207 5988

WINDHOEK CENTRAL - N\$ 1 750 000 CC



The perfect lock up and go: flat offers 2 bedrooms 2 bathroom, spacious open plan lounge/dining and modern kitchen, leading onto entertainment area with a built in braai. Single garage. Christine 081 207 5988

KLEIN WINDHOEK - N\$ 1 300 000



This 2 bedroom flat with 2 bathrooms, offers you an open plan kitchen, lounge and dining room with balcony and view, carport and small storeroom. Sylvie 081 124 4043

LUDWIGSDORF - N\$ 35 000 PM



Large family home in a cul-de-sac offers 4 bedrooms, all en suite, study, open plan kitchen, scullery, lounge, dining, TV room, bar, gym room, squash court, pool, 3 garages, double carport, staff quarters, patio with BBQ. Sylvie 081 124 4043

LUDWIGSDORF - N\$ 16 000 PM



This 3 bedroom, 2 bathroom townhouse with large TV room, guest loo, open plan kitchen, dining room, lounge, patio with BBQ, view and garden. Double garage, direct access from road. Available Immediately. Sylvie 081 124 4043

WINDHOEK CBD - N\$ 16 000 PM



Situated in the CBD this apartment offers you 3 bedrooms, 2 bathrooms, open plan lounge, kitchen, and garage and carport. Available Immediately. Sylvie 081 124 4043



Denise
+264 81 124 3191
denise@marulaprop.com



MARULA

PROPERTIES



OMEYA N\$ 2 850 000

PRIVATE, SECURE WITH BEAUTIFUL VIEWS!!

3 Bedrooms, 3 Bathrooms, Open plan Kitchen, Dining & Lounge. Big entertainment stoep with Built in braai, Double garage.



OKAHANDJA N\$ 1 365 000

This lovely spacious unit in a complex of only 14 units offers: 3 Bedrooms - 2 Bathrooms (Main bedroom en-suite)
Spacious open plan kitchen, dining & lounge area
Office/Study - Laundry room - Double & Single Garage
Very spacious backyard with fruit trees
Entertainment Area with built-in bbq

EXCLUSIVE JOINT MANDATE



AVIS N\$ 2 950 000

This lovely duet with amazing views offers:
4 Bedrooms - 2 Bathrooms (Main bedroom en-suite)
Open study area - Open plan kitchen & living area
Dining Room - Outside built-in bbq - Double Garage
Swimming Pool



KLEINE KUPPE N\$ 1 680 000

IMOLA COURT

Modern and spacious unit offering:
2 Bedrooms with en-suites (1x with shower, 1x with bath)
Spacious and practical open plan kitchen-living area
Modern finishes with granite counter tops - Courtyard with built-in braai - Air conditioning - House alarm
Double garage - Security complex with electronic gate
Ideal location: walking distance from The Grove Mall, Pupkewitz Mega Centre and Lady Pohamba Hospital. Only 5 min drive to Windhoek Gymnasium Private School.



ELISENHEIM N\$ 895 000

WEISSDORN VILLAGE

This lovely modern unit offers: 2 Bedrooms
- 1 Bathroom - Open plan kitchen & living area
- Balcony with built-in bbq
Included with unit: - Two mist fans - Washing Machine
- Small mirror between two bedrooms.

Levies N\$990 pm



OMEYA N\$ 2 195 000

This lovely modern home offers:
DOWNSTAIRS: Kitchen - Open plan dining & lounge area
Guest Toilet - Spacious backyard with huge play area for children and built-in bbq - Double and single garage (detached from house)
UPSTAIRS: 2 Bedrooms - 2 Bathrooms - Dressing room
Spacious Lounge Area



AVIS N\$ 1 990 000 CC

ST MICHAEL'S PARK

This lovely duplex unit offers the following:
3 Bedrooms - 2 Bathrooms - Open plan kitchen, dining & lounge area - Scullery - Outside covered stoep with built in bbq - Spacious backyard - Lovely views
Double garage

Levies N\$ 1 470 PM

andreyapereira

properties

Andreya Pereira
081 128 2424



EROS RETIREMENT | N\$ 2 150 000

2 bedrooms, 1 bathroom, Kitchen with open plan dining and living room, Garage with direct access to the unit, small garden with easy access to neighbors. **Andreya 081 128 2424**



AVIS | N\$ 1 875 000

Free Standing home offering 3 bedrooms, 2 bathrooms, Kitchen, Open plan sitting room and dining room, Double garage. **Andreya 081 128 2424 | Carla 081 128 4424**



SOLE AND EXCLUSIVE MANDATE

EROS | N\$ 8 300 000

3 Bedrooms, 3 bathrooms, guest loo, scullery, kitchen, spacious open plan living, patio, swimming pool, flat with 2 bedrooms, 1 bathroom, study, kitchen, open plan living. **Andreya 081 128 2424**



PIONIERSPARK EXT 1 | N\$ 2 850 000

MAIN: 3 Bedrooms, 2 Bathrooms, kitchen, scullery, Entertainment, double garage, double carport.
FLAT: 1 Bedroom, 1 Bathroom, Kitchen. 1 Outside room. **Andreya 081 128 2424 | Carla 081 128 4424**



SOLE AND EXCLUSIVE MANDATE

KLEINE KUPPE | N\$ 5 400 000

Triple Storey with 5 Bedrooms, 5 bathrooms, TV Lounge, kitchen, flat, BBQ, guest loo, laundry, double garage, parking for 3 cars. **Andreya 081 128 2424 | Carla 081 128 4424**



PIONIERSPARK EXT 1 | N\$ 2 350 000

3 Bedrooms, 2 Bathrooms, Open plan living room and dining room, Office or tv room, Kitchen, Outside room and toilet, Double garage. **Andreya 081 128 2424 | Carla 081 128 4424**

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Meggie McPherson
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ELISENHEIM

3 BEDROOM HOUSE
Congratulations to my lovely clients on their new home!



EROS | N\$ 1 790 000 CC

EAGLEVIEW

NEGOTIABLE
3 Bedrooms, 2 Bathrooms, Kitchen, Living Area, Patio with Braai, Large Garden, 2 Basement Parking, 2 Store Rooms.



AVIS | N\$ 2 550 000

KLEIN HAMBURG

3 Bedrooms + FLAT, 2 Bathrooms, Guest WC, Kitchen with Pantry, Open Plan Lounge Area with Sun Roof, Swimming Pool, Lapa with Built-in-Braai, Large Yard, Bachelors Flat, Alarm System, Fiber, Air Conditioning.



ELISENHEIM | N\$ 2 390 000

BRAND NEW HOUSE

Amazing Views! 3 Bedrooms, 2 Bathrooms, Kitchen with Scullery, Living Room, Double Garage.



KAPPSFARM | N\$ 2 800 000 / N\$ 15 000 PM

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- LIVING AREA
- SCULLERY

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FNB RESIDENTIAL Property Report

First
Quarter
2022

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Key Highlights

- The FNB residential property price index posted a 12-month average growth of 4.7% at the end of March 2022, down from 7.1% at the end of 2021, but unchanged compared to the same period over 2021.
- The 12-month national weighted average house price came in at N\$1 205 111 at the end of March 2022, up from N\$1 157 689 in the corresponding period of 2021.
- Despite deteriorating demand, incoming data on mortgage deals still points to a relatively stronger housing market owing to a lagged transitory effect in the central region.
- The medium housing segment showed a stronger growth in house prices of 8.2%/y/y in the first quarter of 2022, whereas contractions in house prices were observed in all other segments.

REGIONAL SNAPSHOTS (3MA)

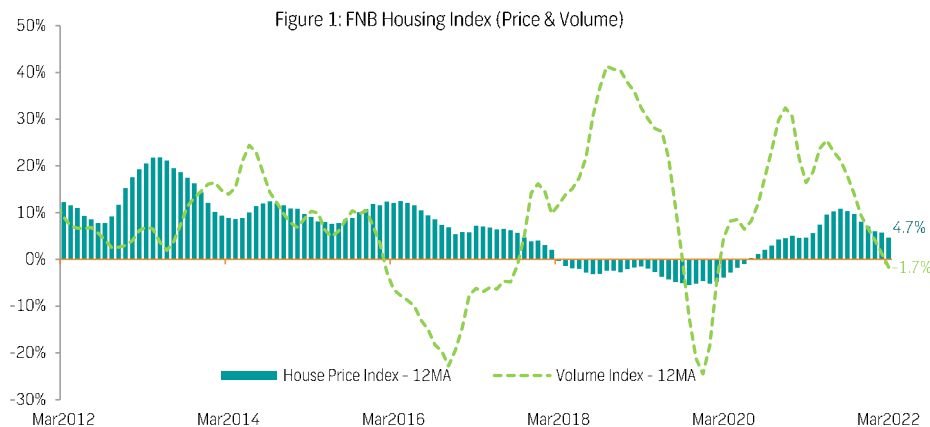
House Prices	Central	N\$1 498 000	5.7%/y/y
	Coastal	N\$1 122 000	-4.8%/y/y
	Northern	N\$823 000	-10.9%/y/y
	Southern	N\$854 000	-1.4%/y/y
Land Prices/ Square Metre	Central	N\$827	-5.6%/y/y
	Coastal	N\$746	-22.4%/y/y
	Northern	N\$733	-14.7%/y/y
	Southern	N\$493	-31.8%/y/y

FNB HOUSING SEGMENTS (3MA)

Small	N\$0.5mn - N\$1.5mn	N\$845 000	-0.5%/y/y
Medium	N\$1.5mn - N\$3.5mn	N\$2 125 000	8.2%/y/y
Large	N\$3.5mn - N\$6.5mn	N\$4 208 000	-9.1%/y/y
Luxury	N\$6.5mn and higher	N\$8 158 000	-42.2%/y/y



Overall Residential Property Index



House price index growth decelerates as interest rates march higher

Price dynamics in the Namibian housing market appear to be trending towards pre-Covid-19 levels. However, the incoming data on residential mortgage deals remains relatively strong compared to a more conservative view of “mean reversion”, which would imply a much flatter performance.

Overall, the FNB residential property price index posted a 12-month average growth of 4.7% at the end of March 2022, down from 7.1% at the end of 2021, but unchanged compared to the same period over 2021. This was unsurprising, nonetheless, as the market is coming-off from an unsustainable high demand position - sparked by an inimitable and yet short-lived low interest rate environment. Therefore, the ongoing aggressive hiking of interest rates at a time when inflation is at elevated levels bode ill for credit appetite. This is creating a hasty slowdown in the demand for mortgage loans and homeownership in general. In effect, the volume index growth dropped drastically on a 12-month rolling basis to -1.7% at the end of March 2022 from 16.4% seen over the corresponding period of 2021. As a result, the 12-month national weighted average house price came in at N\$1 205 111 at the end of March 2022, up from N\$1 157 689 in the corresponding period of 2021. The relatively stronger market position despite deteriorating demand could be ascribed to a lagged transitory effect in the local economy. This lagged effect was more evident within the central region, which is understandable given its broader segments representation.

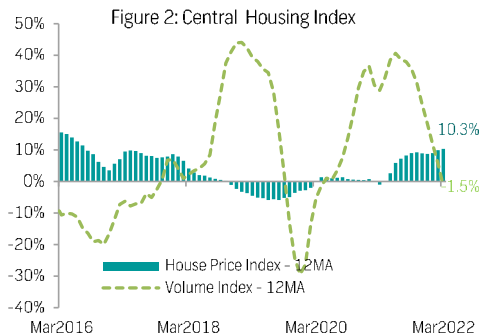
The central region has thus carried-through the housing market in the first quarter of 2022 - being the only region that has registered growth in house prices of 5.7% y/y to N\$1 488 000. In contrast, the coastal, northern and southern regions disappointed on the downside, recording contractions in house prices of 4.8%, 10.9% and 14.7% y/y to N\$1 122 000, N\$823 000 and N\$854 000 over the same period, respectively. This could imply a relatively high degree of market responsiveness to changes in demand dynamics in these regions.

Meanwhile, local economic pundits are also starting to see the story of “runaway” inflation and its impact on the investment landscape playing out in the Fixed Income space. For instance, the yield on a Namibian 10-year bond increased to 11.1% YTD compared to 9.4% over the same period of 2021 as investors continue to factor in higher risk and benchmark movements. Effectively, the yield curve is starting to flatten in the belly and steepening at the short and longer-end. This suggest that inflation is here to stay for as long as oil prices remain high. Given this backdrop, retention of quality customers through offering competitive rates is thus likely to be one of the key strategic focus areas for most financial institutions to preserve their margins under a tough economic environment.





Central Region



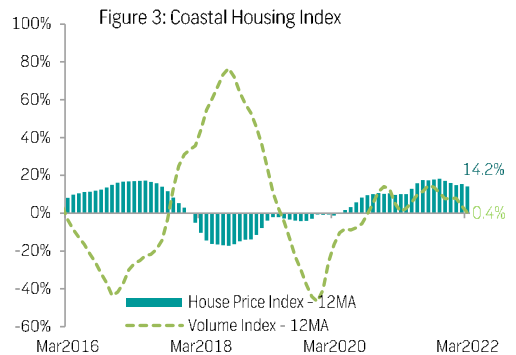
The central house price index growth came in much stronger at 10.3% on a 12-month rolling basis leading to March 2022. This is the highest growth level seen since July 2016 and highlights the prevalence of a buoyant sales market particularly within the luxury housing segment. In effect, the luxury housing segment printed a 12-month average growth in house prices of 38.3% over the same period – a recurring theme since the beginning of 2021. As such, the 12-month average house price in Windhoek was recorded at N\$1 1297 000, down by 1.7% q/q and up by 5.7% y/y. This points to a consistent increase in the formation of new homes in the upper market suburbs such as Academia, Cimbebaia, Eisenheim and Rocky Crest. Similarly, the most active suburbs in the lower end of the market are mainly Khomasdal, Otjomusie and Goreangab. Furthermore, Okahandja and Gobabis have also supported the growth momentum in the central region, with the 12-month average house prices recorded at N\$939 000 and N\$754 000 at the end of March 2022. This represent a year-on-year growth of 24.5% and 14.9%, respectively.



The 3-month average house price in the central region grew by 5.7% y/y and contracted by 4.9 q/q to N\$1 498 000 in the first quarter of 2022.



Coastal Region



The coastal region experienced the greatest increase in its average property value over the last 12 months, with the latest index printing 14.2% at the end of March 2022 compared to 10.2% over the same period of 2021. Specifically, Swakopmund recorded a 12-month average house price of N\$798 000 at the end of March 2022, up by 2.0% q/q and 21.6% y/y. This continues to highlight a relatively high dominance of the smaller and below-small housing market segments in Swakopmund, particularly in the area of Matutura. Most of the new homes were mainly delivered through the National Housing Enterprise – a commendable development given the affordability levels in this region. Moreover, Walvis Bay recorded a 12-month average house price of N\$960 000 at the end of March 2022, up by 0.2% q/q and 22.1% y/y. This is also expected as all bonds registered in Walvis Bay over the last 12 months fall in the smaller segment, and stretches across the areas of Kuisebmond, Narraville and Meersig. Lastly, Henties Bay witnessed a sprout in house price growth of 63.4% y/y to N\$ 1 425 000 at the end of March 2022. This continue to paint the increasing relevance for holiday home market.



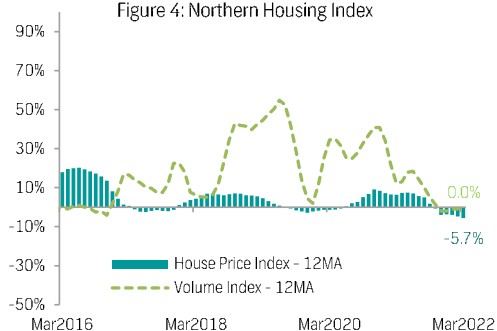
The 3-month average house price in the coastal region contracted by 4.8% y/y and 6.4% q/q to N\$1 122 000 in the first quarter of 2022.





Northern Region

Figure 4: Northern Housing Index



The northern house price index posted a 12-month average contraction of 5.7% at the end of March 2021. This is the deepest contraction recorded since April 2014 and points the dominance of the small housing segment and a downward moderation in sales activity. The volume index is nonetheless starting to show firm signs of recovery from a negative growth territory seen in the last quarter, marking a 12-month average growth of 0.0% at the end of March 2022. This reflects a considerable delivery of housing in Rundu, Oshakati, Grootfontein, Oshakati, Ondangwa, Outapi, Oshikuku, Omuthiya and Eehnana, to mention just a few. As the cost-of-living increases combined with constrained housing affordability in the central region, we view the semigration trends and considerations for quieter life to be driving demand for residential property in this region. Looking ahead, we expect demand to moderate as interest rates increase, but we don't expect these dynamics to materially impact price developments in the region.

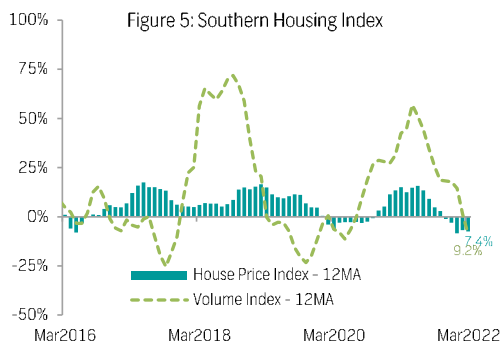


The 3-month average house price in the northern region contracted by 15.7% y/y and 3.8% q/q to N\$823 000 in the first quarter of 2022.



Southern Region

Figure 5: Southern Housing Index



The southern house price index has performed poorly compared to the rest of the regions, posting a 12-month average contraction of 7.4% at the end of March 2022. The same trend was also observed in respect of the volume index, which recorded a contraction of 9.2% - the deepest contraction since May 2020. During the period under review, a sizeable share of sales activity was mainly observed in Keetmashoop and Mariental. The buyers' profile is mainly characterized by joint bonds and to a certain extent by female individuals, implying that this market is perceived to be attractive to those that regard it as a primary place of residence and not necessary for investment such as the "buy-to-let" market. Furthermore, the average age for this market was calculated around 41 years old, further supporting the above narrative. Going forward, we maintain the same view as painted for the northern region.



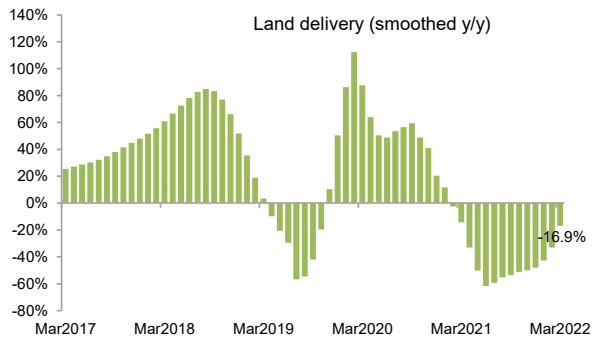
The 3-month average house price in the southern region contracted by 1.4% y/y and 5.8% q/q to N\$854 000 in the first quarter of 2022.





Land Delivery

Sales of residential plots contracted by an average of 16.9% at the end of March 2022, reflecting an improvement from a contraction of 48.1% at the end of 2021, but still worst than the contraction of 14.4% recorded a year earlier. The contraction in sales of land was more evident in the coastal region (-22.7%), followed by the central region (-15.1%), the northern region (-12.7%) and the southern region (-2.9%). We continue to maintain our view that solving for accessible and affordable housing through land delivery would require institutionalization of Public-Private-Partnership mechanism.



Conclusion

The Namibian economy is at an inflection point where current economic challenges are unlikely to be resolved through implementation of conventional economic policies alone. Suffice to say, rising interest rates, unyielding inflation and record-low inventory of affordable housing would continue to upend the housing market in Namibia – keeping prices higher and worsening affordability. It therefore follows that lending institutions would need to re-evaluate their views on credit risks and housing affordability across different price points in the face of current uncertain macroeconomic environment.





Appendix A: Annual Average House Prices (12M MOVING AVERAGE, N\$)



TOWNS	1Q2021	4Q2021	1Q2022	Q/QGrowth	Y/YGrowth
Arandis	840 000	521 000	582 000	11.7%	-30.7%
Aranos	303 000	400 000	400 000	0.0%	32.0%
Eenhana	795 000	746 000	725 000	-2.8%	-8.8%
Gobabis	656 000	744 000	754 000	1.3%	14.9%
Groofterein	1 038 000	651 000	668 000	2.6%	-35.6%
Helao Nafidi	856 000	744 000	941 000	26.5%	9.9%
Henties Bay	872 000	1 462 000	1 425 000	-2.5%	63.4%
Karasburg	543 000	573 000	544 000	-5.1%	0.2%
Karibib	625 000	773 000	714 000	-7.6%	14.2%
Katima Mulilo	613 000	649 000	738 000	13.7%	20.4%
Keetmanshoop	380 000	558 000	554 000	-0.7%	45.8%
Khorixas	524 000	274 000	312 000	13.9%	-40.5%
Luderitz	327 000	560 000	552 000	-1.4%	68.8%
Maltahohe	318 000	355 000	355 000	0.0%	11.6%
Mariental	605 000	632 000	637 000	0.8%	5.3%
Nkurenkuru	572 000	558 000	503 000	-9.9%	-12.1%
Okahandja	754 000	902 000	939 000	4.1%	24.5%
Okahao	713 000	890 000	701 000	-21.2%	-1.7%
Okakarara	150 000	479 000	470 000	-1.9%	213.3%
Omaruru	577 000	609 000	666 000	9.4%	15.4%
Omuthiya	789 000	843 000	848 000	0.6%	7.5%
Ondangwa	721 000	724 000	737 000	1.8%	2.2%
Ongwediva	697 000	733 000	781 000	6.5%	12.1%
Oniipa	678 000	817 000	822 000	0.6%	21.2%
Opuwo	1 164 000	1 227 000	577 000	-53.0%	-50.4%
Oranjemund	414 000	418 000	479 000	14.6%	15.7%
Oshakati	656 000	699 000	705 000	0.9%	7.5%
Oshikuku	726 000	756 000	709 000	-6.2%	-2.3%
Otavi	981 000	1 243 000	683 000	-45.1%	-30.4%
Otjiwarongo	642 000	807 000	830 000	2.9%	29.3%
Outapi	732 000	732 000	681 000	-7.0%	-7.0%
Outjo	576 000	800 000	918 000	14.8%	59.4%
Ruacana	548 000	564 000	628 000	11.3%	14.6%
Rundu	731 000	780 000	755 000	-3.2%	3.3%
Stampriet	750 000	1 037 000	1 037 000	0.0%	38.3%
Swakopmund	656 000	782 000	798 000	2.0%	21.6%
Tsumeb	831 000	881 000	935 000	6.1%	12.5%
Usakos	1 672 000	441 000	441 000	0.0%	-73.6%
Walvis Bay	786 000	958 000	960 000	0.2%	22.1%
Windhoek	1 227 000	1 320 000	1 297 000	-1.7%	5.7%



Live the Dream

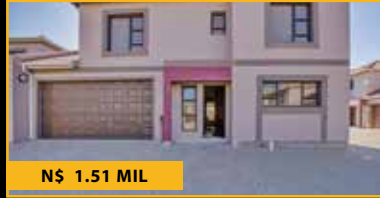
HENTIES BAY, EXTENSION 14



N\$ 1.35 MIL

L-shape kitchen o/p with living area (lounge and dining room), Scullery, 3 Beds, 2 Bathrs, Entertainment patio with outdoor BBQ, Double Garage.
Website ref: 1982687

HENTIES BAY, EXTENSION 10



N\$ 1.51 MIL

Ground Floor: Reception area, Kitchen with breakfast nook o/p with living area, Dining room with indoor BBQ, Lounge, Double Garage with laundry points. Upstairs: Study nook, 3 Beds, 2 Bathrs. Website Ref. 2032661

HENTIES BAY, EXTENSION 11



N\$ 1.995 MIL

3 Beds, 3 Bathrs, Guest Loo, Kitchen o/p with living area, with breakfast nook, BBQ room with indr BBQ and prepbowl, Large lounge/TV room/Dining Room, Large double garage.
Website ref: 2024488

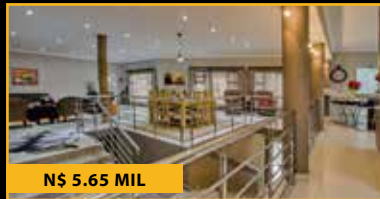
LONG BEACH



N\$ 5.25 MIL

5 Beds, 4 Bathrs, Double Garage, Workroom, Garden shed, Reception area, Kitchen, breakfast nook, Scullery and Pantry, Study nook, Guest loo, Two single tandem garages and 1 double tandem garage. Flat is upstairs. Website ref: 2006030

LONG BEACH, EXTENSION 1



N\$ 5.65 MIL

Main home: 3 Beds, 3 Bathrs, Study, Kitchen with breakfast nook, living area/TV room, BBQ area, Scullery, Laundry room, Outside Toilet, 5 Garages. Flat: Living area with indoor BBQ, Kitchen, 2 Beds, 2 Bathrs, Large Single Garage. Website ref: 2028505

SWAKOPMUND, EXTENSION 9



N\$ 2.85 MIL

Lots of wood, screed floors, large windows! Double Garage, Large eat-in Kitchen (indoor BBQ), Scullery, Large living area, 3 Bedr (MES), 2 Bathr. Website ref: 1980624

SWAKOPMUND, EXTENSION 9



N\$ 2.1 MIL

Large kitchen and breakfast nook o/p with living area (lounge/dining room) with indoor BBQ, Scullery, Guest Loo, 3 Beds, 3 Bathr, 2 Garages
Website Ref: 2031503

SWAKOPMUND, EXTENSION 19



N\$ 1.89 MIL

Reception, Living area, catering for dining room/lounge, Indr BBQ, Kitchen o/p with breakfast nook, 3 Beds, 2 Bathrs, Double Garage.
Website ref. 2034514

SWAKOPMUND, VINETA



N\$ 5.95 MIL

Main home: Reception porch, kitchen and breakfast nook o/p with living area (lounge/dining room), Indr BBQ, 4 Beds, 4 Bathrs, 2 x living areas, Outside toilet, Backyard Building: 2 Garages, Store room. Flat Upstairs. Website ref: 2014498

WALVIS BAY, CENTRAL



N\$ 3.85 MIL

Main Home: Large living area (dining room/BBQ room) o/p with Kitchen, scullery, pantry, Lounge/TV room, 5 Beds, 3 Bathrs, Study, 3 Tandem Garages. Flat: Living area, indoor BBQ, kitchen, 2 beds, 2 Bathrs, Tandem Garage. Website Ref: 1322331

WALVIS BAY, FAIRWAY ESTATES



N\$ 3.95 MIL

4 Beds, 3 Bathrs, Beautiful kitchen o/p with living area (TV room, Lounge, Dining room, BBQ room), Spacious separate scullery, Guest Loo, Gym room or use it as a store room, 4 garages.
Website Ref: 1899582

WALVIS BAY, LAGOON



N\$ 2.995 MIL

Home: Double garage, with one side tandem, Reception, Large living area (Lounge, Dining, BBQ room), TV room, Kitchen, Scullery, 4 Beds, 3 Bathrs, Guest loo, Laundry room. Flat: 2 Bedr, 1 Bathr, Built-in BBQ, single garage. Website ref: 1296200



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SWAKOPMUND | N\$ 2 750 000



4 Bedrooms with Built-in Cupboards 2 Bathrooms with guest bathroom. Kitchen with island. Lounge and dining area. Outdoor entertainment room with built in BBQ. 3 garages. Flat: kitchen, lounge, 1 bathroom and 1 bedroom. **WEB REF 2048888.**

SWAKOPMUND | N\$ 4 950 000



Luxurious apartment, 3 Bedrooms with BIC, 2 Bathroom and guest toilet. Breath-taking sunset views in the sunroom. Walking distance to the beach, pretty garden. This apartment comes with a double garage. **WEB REF 2031639.**

SWAKOPMUND | N\$ 900 000



1177m² Vacant erf for sale. **WEB REF 2048331.**

SWAKOPMUND | N\$ 2 100 000



4 bedrooms with built-in cupboards, 3 bathrooms, big living room and dining room. Built in Bar with indoor BBQ and outdoor braai with seating area. **ERF SIZE 732m²**
WEB REF 1893122.



PRICE REDUCED

SWAKOPMUND | N\$ 1 195 000



SOLE MANDATE
Townhouse, 2 Bedrooms with Built-in Cupboards 1 Bathroom and guest toilet. Open plan kitchen open plan lounge area and storage under the stairs. Walking distance to town. **WEB REF 2047968.**



Arina
081 239 4984



Natascha
081 279 1198



Martinette
081 127 5979



Dawie
081 308 9730



SWAKOPMUND N\$ 3 320 000



PRICE REDUCED DRASTICALLY!
Enough space for everyone.
4 Bedrooms, 4 Garages, 4 Bathrooms
Web ref 2034043.

OCEAN VIEW N\$ 2 580 000



ATTRACTIVE and PRICED TO SELL
3 Bedrooms, 2 Bathrooms, 3 Garages.
Web ref 2011480.

SWAKOPMUND N\$ 3 450 000



German oldie with very large flat in central Swakopmund.
3 Bedrooms, 1 Bathroom, Flat, 2 Garages.
Web ref 1993022.

SWAKOPMUND N\$ 2 499 840



Smart, Modern & Stylish - Only 1 unit still available. Spacious & private outdoor area!
3 Bedroom, 2 Bathrooms, 2 Garages
Web ref 2025030.

KRAMERSDORF N\$ 2 520 000



Townhouse with that WOW factor and Modern flair we are all looking for.
3 Bedrooms, 2 Bathrooms, 2 Garages.
Web Ref 2028716.

SWAKOPMUND N\$ 2 700 000



Unfinished mansion in best part of Ocean View. 5 Bedrooms, 5 Bathrooms, Plans for Flat, Double Garage.
Web ref 2023726.

www.pharealestates.com | info@pharealestates.com | natascha@pharealestates.com | martinette@pharealestates.com | dawie@pharealestates.com



HAGE HEIGHTS N\$ 2 550 000



Double storey villa on the hillside! Views to ocean. 4 bed, 2 bath. Lounge, family room, BBQ. Double garage. Living areas open to lovely garden areas. Ample yard space for additions!

CENTRAL N\$ 1 135 000



2 Bedroom, 1 bathroom (full), 1 WC. Large balcony to east. 1st floor, east-facing living/dining area. Open plan kitchen, granite tops. Single garage. Good security.

VINETA N\$ 2 680 000



Well maintained home near seafront. Main residence: 3 Bed, 2 bath, Spacious BBQ / dining room. Double garage. Flat: Spacious bed- & bathroom, kitchen, study, guest WC.

NEAR MOLE N\$ 4 500 000



Luxury apartment, central town, extensive views to sea! 3 bedrooms, 2 bathrooms & WC. Open plan kitchen. Semi-enclosed balcony. North and west facing. Tandem garage.

CLOSE TO SEA FRONT N\$ 1 820 000



Well maintained home, close to Paddock Gardens, ocean & mall. 3 bedrooms, 1 bathroom (en-suite bathroom can easily be added). Tandem garage & guest room. Large private & secure yard.

CBD N\$ 2 140 000



Northfacing shops offer good visibility. Large shop fenestration, fitted with blinds, cement screed flooring & internal glass office divisions. A prime residential & commercial sectional title scheme.

SEAVIEW LOFT N\$ 1 390 000



Perfect holiday flat for the young family, near sea-front! Loft apartment over 2 levels, with views to sea. 2 Bedroom, 2 bathroom, open-plan kitchen, balcony & BBQ. Loft with rustic finishes. 2 Garages

KRAMERSDORF N\$ 1 380 000



Large sunny apartment, facing north and west, with views over the courtyard garden of the complex. 2 bedrooms, 2 bathrooms. 1 garage. Newly refurbished laminate flooring and taps. Close to town centre. 1st floor, light and warm!



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MADELEIN
081 611 2515



BARBARA
081 391 8510



LORIN
081 332 8037
LANGSTRAND AGENT

SWAKOPMUND



N\$ 3 885 000

DOUBLE STOREY HOME

Large airy and sunny open plan living area adjacent to the modern kitchen. Kitchen offers lovely breakfast nook and separate scullery and laundry. House offers 3 levels with 4 bedrooms and 3 bathrooms, Double Garage.

SWAKOPMUND



N\$ 5 500 000

KRAMERSDORF

Spacious family home, the ceiling with exposed wood beams look aesthetically bold and advanced. Large entertainment area with kitchen and guest room on top floor. Lovely dune views. 4 Bedrooms, 3 Bathrooms, Study, 4 Garages.

SWAKOPMUND



N\$ 6 700 000

SPACE AND NATURAL LIGHT GALORE!

3 Huge bedrooms, 3 full bathrooms, study, pajama lounge, open plan kitchen, scullery, bar and braai room, guest toilet, rooftop entertainment areas, solar system, vacuum system, 4 garages.

LANGSTRAND



N\$ 3 400 000

FAMILY HOME

4 Bedrooms, 4 bathrooms, open plan lounge, 4 garages, large living areas and lots more to offer!
LORIN 081 332 8037

LANGSTRAND



N\$ 1 890 000 CC

TWO PROPERTIES

Property 1: 3 bedrooms, 2 bathrooms, open plan and kitchen, indoor BBQ.
Property 2: 2 bedrooms, 1 bathroom, open plan and kitchen, indoor BBQ.
LORIN 081 332 8037

LANGSTRAND



N\$ 1 580 000 CC

LOCK UP AND GO

3 Bedrooms, 2 bathrooms, open plan lounge, kitchen, indoor BBQ and single garage.
LORIN 081 332 8037

SWAKOPMUND



N\$ 10 500 000

LOCATION, LOCATION, LOCATION. THIS IS IT.

3 Bedrooms, 3 Bathrooms, lounge, dining, kitchen, pantry, scullery, large entertainment, bar, pizza oven, gas and wood BBQ, staff room, wash bay, landscaped garden, CCTV, outdoor boma.

SWAKOPMUND



N\$ 2 050 000

OCEAN VIEW

3 Bedrooms, 2 Bathrooms, 2 Garages. Newly renovated.

SWAKOPMUND



N\$ 1 995 000

OCEAN VIEW

3 Bedrooms, 2 Bathrooms, 2 Garages. Near Shopping Mall.

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