

Sales Listing Report



Company Name: Lightstone Risk Management
 User Name: xxxxx
 Report Date: 2018/03/07
 Report #: 20180307082455

Suburb Details

Suburb: Equestria
 Municipality: City Of Tshwane
 Town: Pretoria
 Province: Gauteng

Current Listing Information

Recent Freehold Listings

R 1 234 567

Average Listing Price

R 1 234 567

Average Suburb Property Value

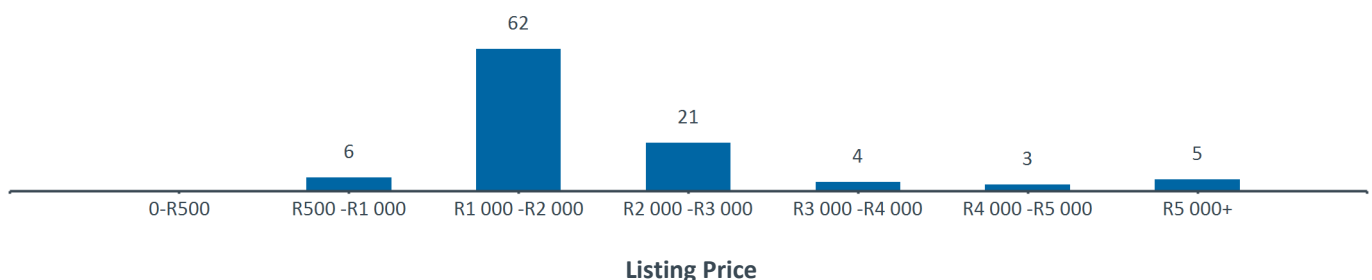
100

Total Number of Current Listings



Most Recent Listings				Erf Size (m ²)	House Size (m ²)	List Date	List Price
1 xxx Furrow Road	3	2	2	547	260	9/29/2017	R x xxx xxx
2 xxx Furrow Road	4	2	1	318	153	9/28/2017	R x xxx xxx
3 xxx Libertas Avenue	2	2	2	150	142	9/27/2017	R x xxx xxx
4 xxx Furrow Rd	3	2	3	484	243	9/23/2017	R x xxx xxx
5 xxx Ouklipmuur Drive	3	2	2	350	134	9/22/2017	R x xxx xxx

Freehold Listing Distribution for Last 12 Months (%)



Recent Sectional Scheme Listings

R 1 234 567

Average Listing Price

R 1 234 567

Average Suburb Property Value

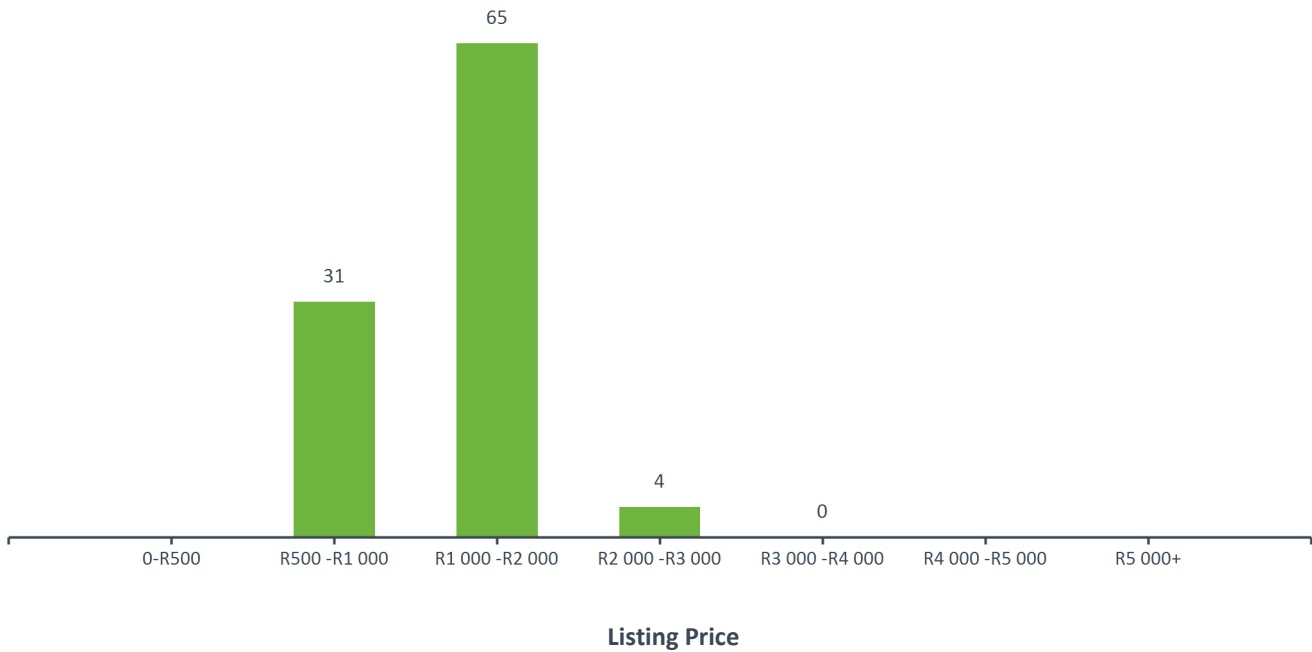
200

Total Number of Current Listings



Most Recent Listings				House Size (m ²)	List Date	List Price
1 xxx Unit xx Matroosberg Equestria Estate	3	2	2	183	9/29/2017	R x xxx xxx
2 Platteberg, xxx Vlotenburg Street	2	2	2	114	9/29/2017	R x xxx xxx
3 xxx Cura Avenue	2	2	2	130	9/29/2017	R x xxx xxx
4 xxx Langeberg, Bossendal Street	2	1	1	81	9/29/2017	R x xxx xxx
5 Matroosberg, xxx Stellenberg Rd	3	3	2	183	9/28/2017	R x xxx xxx

Sectional Scheme Listings For Last 12 Months (%)



Recent Estate Listings

R 1 234 567

Average Listing Price

R 1 234 567

Average Suburb Property Value

50

Total Number of Current Listings



Most Recent Listings				House Size (m ²)	List Date	List Price
1 xxx Hoefyster, Kiepersol	3	3	2	213	9/24/2017	R x xxx xxx
2 xxx Taskane, Ouklipmuur Avenue, Ta...	3	2	2	185	9/20/2017	R x xxx xxx
3 xxx Ouklipmuur Avenue, The Colony	3	2	2	290	9/15/2017	R x xxx xxx
4 xxx Silver Willows, Furrow Road, ...	3	2	2	265	9/14/2017	R x xxx xxx
5 xxx Hoefyster Street, Kieper...	3	2	2	255	9/13/2017	R x xxx xxx

Estate Listings For Last 12 Months (%)



Property Stock

100% = 5 678 Properties

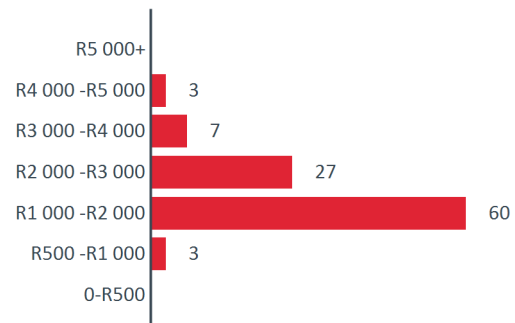
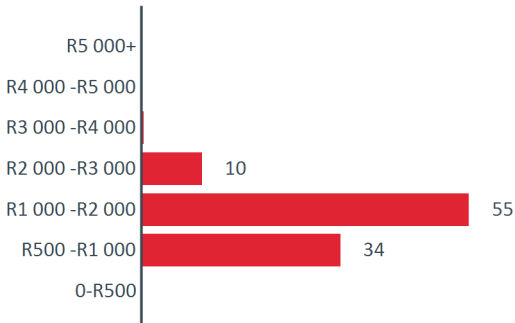
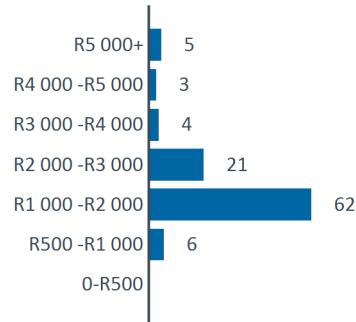
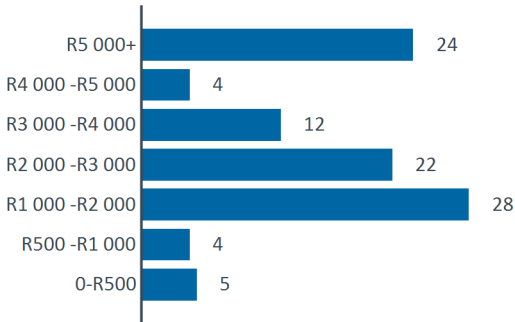
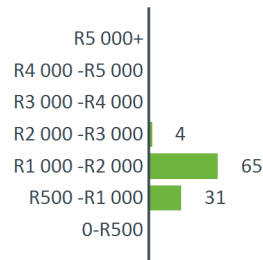
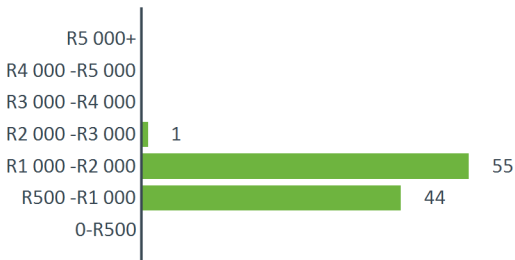


Current Property Value

Recent Listing Value (12 Months)

Number of Properties in Value Band (%)

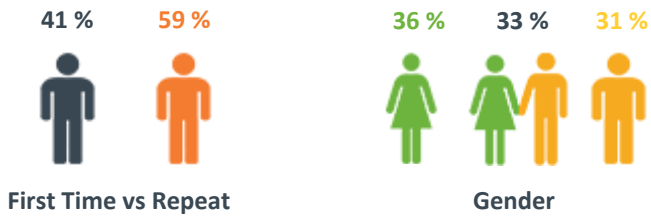
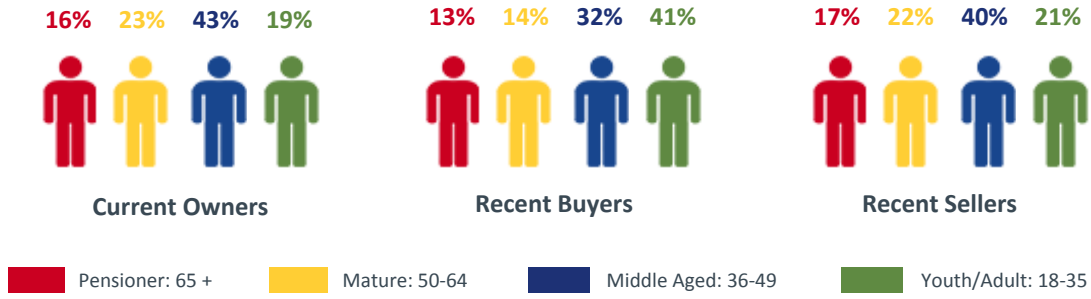
Number of Properties in Listing Band (%)



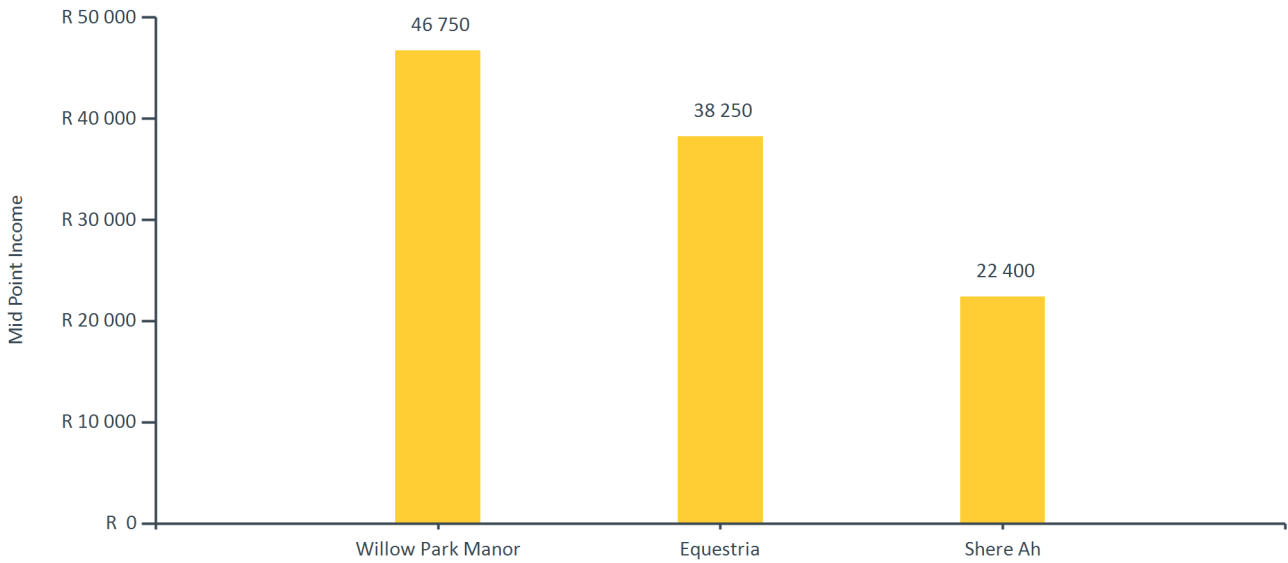
Sectional Scheme Freehold Estate

Buyer and Seller

Demographics

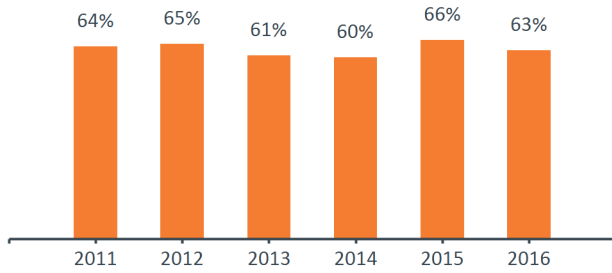


Monthly Household Income Distribution

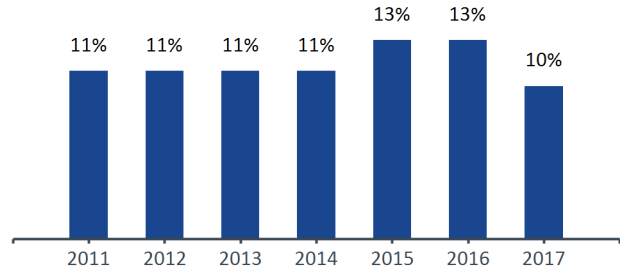


Buyers Financing

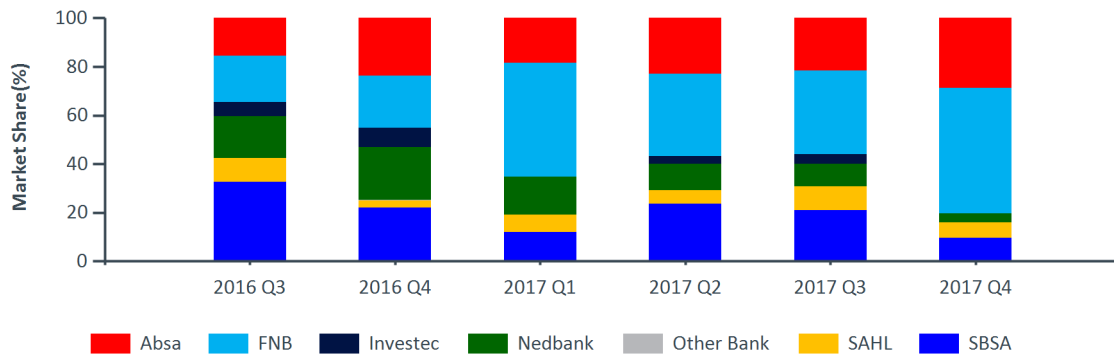
% of Sales Bonded



Estimated Average Deposit %



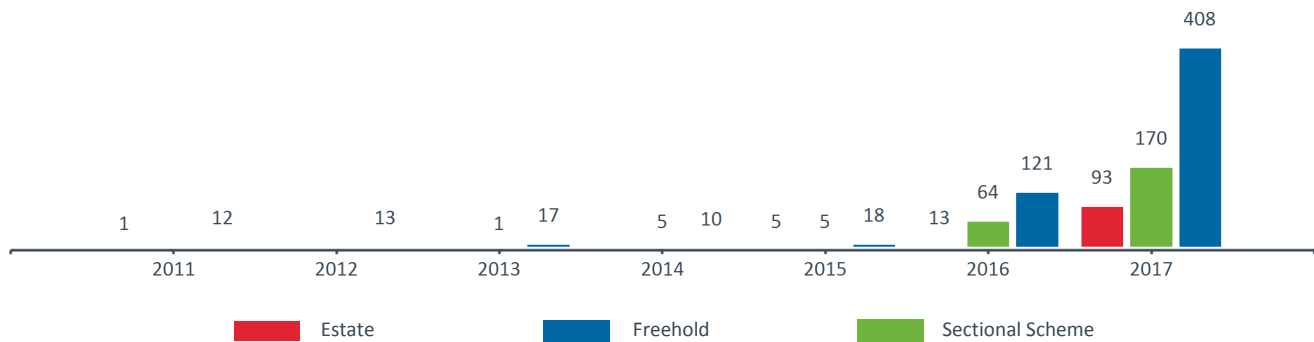
New Lending



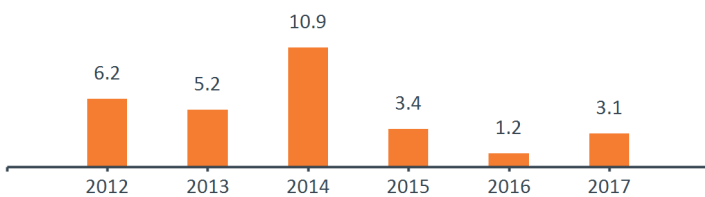
Listing Trends

Property Listings

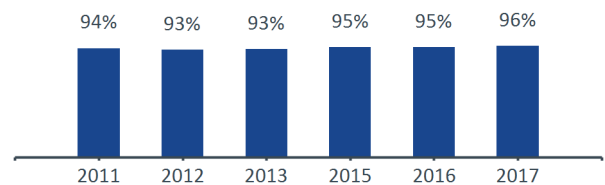
Number of Listings



Average Time on Market (in Months)



Purchase Price vs Asking Price (% of Listing Price Realised at time of Sale)



Comparable Suburbs

Freehold



Suburb	Average Value	Number of Listings	Average Time On Market (Months)	Purchase vs List Price
1 Wapadrand	R x xxx xxx	xx	6	94.5%
2 Die Wilgers	R x xxx xxx	xx	3	91.7%
3 Willow Acres	R x xxx xxx	xx	-	-
4 Six Fountains	R x xxx xxx	xx	-	-
5 Savannah Country Estate	R x xxx xxx	xx	-	-

Sectional Scheme









Suburb	Average Value	Number of Listings	Average Time On Market (Months)	Purchase vs List Price
1 Wapadrand	R x xxx xxx	xx	3	93.8%
2 Die Wilgers	R x xxx xxx	xx	3	95.0%
3 Willow Park Manor	R x xxx xxx	xx	3	97.9%
4 Willow Glen AH	R x xxx xxx	xx	6	98.7%
5 Willow Acres	R x xxx xxx	xx	4	95.6%

Estate



Suburb	Average Value	Number of Listings	Average Time On Market (Months)	Purchase vs List Price
1 Willow Acres	R x xxx xxx	xx	4	95.2%
2 Wapadrand	R x xxx xxx	xx	3	96.7%
3 Savannah Country Estate	R x xxx xxx	xx	4	95.2%
4 Die Wilgers	R x xxx xxx	xx	3	94.9%
5 Willow Park Manor	R x xxx xxx	xx	5	100.0%

Amenities

Amenity	Type
 BP - Simon Vermooten	Filling Station
 Engen - Silver Lakes	Filling Station
 Moonlight International School	School
 Private School for Therapeutic Tuition for Children with Learning Difficulties	School
 Equestria Shopping Centre	Shopping Centre
 Willow Glen Shopping Centre	Shopping Centre