

## **Wineland Attractions on a River near the Seaside**

Vast vineyard plantations coupled with lavender fields and olive groves plus the panoramic surrounds of a lagoon, ocean and mountain offer beautiful scenic views to prospective residents of the Benguela Cove Lagoon Wine Estate.

The estate, an hour from Cape Town and 10km from Hermanus, encompasses both a country wineland ambience and the allure of coastal attractions.

Situated on the banks of the Botrivier Lagoon, in the acclaimed Walker Bay Wine region, the estate is made of 124 residential stands of which 60 have been sold. It was launched in July 2005.

Priced from R2m to R5m, the stands average from 2000m<sup>2</sup> with some double plots over 4000m<sup>2</sup>.

Completed homes on sale are priced from R7m to R15m and others are currently under construction. The homes adhere to specific architectural controls which give consideration to the environment, encouraging the use of natural building materials and reflecting contemporary and classic designs. Home owners can choose from four house types namely Ridge, Barn, Lagoon and Courtyard.

The estate offers a private nature reserve, a boutique hotel, restaurant plus tennis facilities, boating, fishing, water skiing and two deep water jetties for the outdoor enthusiast.

The development is low density spread over 220ha of land. The 70ha of vineyards have been planted at the expense of the developers. A further 10ha has been dedicated to olive and lavender plantations. To date 13 homes are under construction, digging of the 5km board walk has started, building of the clubhouse facilities are to begin within the next few months, while the construction of the jetty and slipway has been completed. In addition the site's 500 ton capacity winery will begin construction early next year at a cost of about R75m which will be covered by the developers. The winery will open in time for Christmas 2010.

Benguela Cove allows residents to enjoy a prime lifestyle on the wine estate where no liability lies with the resident in terms of the wine production. All facilities remain the liability of the developer but residents have the rights of usage of such facilities plus free wine allocation.

Wine produced at the estate has also received international accolades. The maiden vintage Benguela Cove Sauvignon Blanc received a prestigious Veritas Silver Award at the Michelangelo International Wine Awards. It was also selected to be served in the first class lounges of Swiss Airlines. Buying into this exclusive estate is a long-term capital investment with a return on investment expected over 10 years.

Outdoor activities at Benguela Cove also include bird watching, hiking as well golfing at the nearby Arabella Golf Course. The onsite Renosterveld Nature Reserve is home to grey rhebok, duiker, grysbok and other indigenous game. There are about 180 bird species on the estate. Planned facilities for the local area include a private school due to open near Vermont in January 2010.

The clearing of a runway is in progress for the proposed executive airport near the Arabella Golf Estate.

The estate is for the discerning homeowner in search of a secure haven and quality of life, incorporating exclusivity and sizeable residences.