

# Escape To The Cape

Kelderhof Country Village lies in the heart of Stellenbosch's spectacular winelands and offers one of the best opportunities for investors to own a piece of this paradise – for far cheaper than you would expect. For as little as R1,150,000, you could build a home in Kelderhof Country Village, thanks to the turnkey plot-and-plan options.

If you have ever dreamed of moving to the Cape, Kelderhof Country Village offers a little piece of country bliss. With over half the erven already snapped up and the specially created discount for the first 50 plot-and-plan properties bought, this development is a sound investment for any purchaser.

The estate comprises 420 plots that range between 250m<sup>2</sup> and 1,000m<sup>2</sup> in size, and all services are already in place. The value-add plot-and-plan option is a hassle-free offer, particularly for first-time builders, as the purchase price includes all 'hidden' costs typically associated with building, such as architect fees, builder fees, council fees and application fees.

This specially created value proposition allows homeowners to purchase in the breathtaking Helderberg winelands, and build their three-bedroom dream home for a competitively priced R1,150,000, well below the area average of R1,8- to R2,2-million.

The turnkey transaction includes interior design palettes that new owners can work from to ensure their new home has loads of style. Choose between the rich earth tones of the cinnamon or cocoa palettes or indulge in the decadent apple-crumble-, sorbet- or cappuccino-themed finishes and accessories.

Nestled among some of the most spectacular scenery in the Western Cape and surrounded by vineyards and the breathtaking Helderberg Mountains, Kelderhof has all the charm and tranquillity that one would expect of country living.

But it offers more than just an enviable escape to the countryside. The estate is close to the major centres of Somerset West, Stellenbosch and Cape Town, giving residents easy access to top private schools, world-class golf courses, clinics, hospitals and shopping amenities, while still providing for a carefree country lifestyle.

Kelderhof Country Village offers residents 24-hour security and a diverse range of quality leisure facilities, including a function room, tennis courts, gym, kids' play areas and landscaped parks.

Drawing on historical farm designs, dhk Architects have given the estate a country-living ambience, while still incorporating a contemporary feel.

Timber shutters, pergolas, wind-sheltered courtyards, verdant village squares and tree-lined avenues are integral to the estate. Enhancing the nostalgic atmosphere are narrow lanes behind a number of the erven.

The director of dhk Urban Designs, Marise Potgieter, explains, 'There are essentially four different house design types. Row houses – with flat or pitched-roof variations – are set at the entrance to the estate. Barn houses consist of two barn buildings, which are linked to create a house with single- and double-storey options.

The Courtyard House, based on an L-shape design, is available in both single- and double-storey options, and provisions have been made for a pool area. The fourth option is a double-storey Cottage design. Clever design has provided for private lanes for parking access so that garages and carports do not detract from the streetscapes.'