




# Hamptons

INTERNATIONAL



## South Africa, Western Cape, Stellenbosch Farms

5  2  3 

**£5,630,000**

**(R 125,000,000)**

## Property details

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**Attributes**

-  **Vineyard**
-  **With land**
-  **Commercial**

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## Description

Commercial Wine Farm For Sale in Stellenbosch This wine farm is an exceptional property offering a multitude of features and significant potential for future expansion.

**Overview**

**Location:** Centrally situated along the Eerste River, Stellenbosch • **Proximity:** Close to prominent wine farms such as Welmoed, Meerlust and Spier Wine Estates

**Land and Cultivation** • **Total Area:** 235.29 hectares (split into two portions: 22.36 hectares and 212.44 hectares) • **Planted Area:** 154 hectares with diverse ages and cultivars • **Soil Types:** Granite-, shale- and sandstone-based soils. The specific terroir in the area combines these soil types with a Mediterranean climate, characterized by wet winters and hot, dry summers.

**Vineyard and Cultivars** • **Major Production:** Red grapes • **Minor Production:** White grapes

**Red Wine Grapes:** o Cabernet Sauvignon o Cabernet Franc o Shiraz o Pinotage o Merlot • **White Wine Grapes:** o Chenin Blanc o Sauvignon Blanc

**Sales:** The farm sells its produce to local cellars

**Other Agricultural Activities** • **Livestock:** Sussex cattle

This diversity in production allows for a potentially wide market reach and can help mitigate risks associated with relying on a single crop or product. The mix of traditional and recently planted cultivars suggests an interest in both maintaining established wine profiles and exploring new ones. The inclusion of oats and cattle provides additional revenue streams and opportunities for crop rotation and manure use, contributing to sustainable farming practices.

**Water Resources** • **Holding Dam:** Large dam with significant water capacity and registered water rights • **Scheme Water:** 240,000 m<sup>3</sup> per annum from the Winelands Water Users' Association

**Infrastructure** • **Residences:** Main homestead, manager's residence, and 16 laborer cottages • **Staff:** Employs 6 full-time staff

**Electricity** • Supplied by ESCOM

**Special Features** • **Scenic Views:** Helderberg and Table Mountain visible on clear days • **Special production conditions** prevail due to its near location to the ocean

The farm presents a unique investment opportunity with its extensive resources, prime location, and potential for growth. It offers a blend of established vineyards and infrastructure ready for immediate use and future development. If interested, arranging a viewing would be the next step to appreciating the full scope of what this property offers.

**Disclaimer:** All descriptions, whether digital or printed, represent the professional opinions of Seeff and its employees, based on information provided by the seller. Prospective buyers are advised to view the property personally to form their own conclusions. While we strive for accuracy, all measurements, dimensions, and floor plans must be independently verified before entering into any financial commitments. Seeff has not tested any services, appliances, or heating/cooling systems; therefore, we give no warranty or guarantee regarding their working order.













# Location

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