



ON AUCTION

HYESCO

4 - 8 OLD MAIN ROAD, KIMBERLEY CENTRAL

4 NOVEMBER 2025 | 11 AM

@ KALAHARI LODGE, CORNER OF LANDBOU RD & MEMORIAL RD, KIMBERLEY



Contact: Johnny Bateman "Auctioneer"

Cell: 082 445 0066

Email: johnny@brocor.co.za



CONDITIONS OF SALE

- Have to be registered to participate in auction.
- Not subject to finance, however, preapproval can be provided.
For finance contact Mortgage Max - Marlucia 083 465 6883.
- 10% + VAT deposit payable immediately after the fall of the Hammer.
- 90 days to deliver guarantees.
- Auctioneers commission 10% + VAT on top of the bid price.
- Acceptance period - 14 days after the sale – Seller may confirm on day of the auction.
- Electrical Certificate - Seller's responsibility.
- All outstanding water and electricity bills for the seller's pocket.
- The property is registered in a company that is a VAT vendor,
the sale of property is subject to VAT.

General Information

Property Address	4 - 8 Old Main Road, Kimberley Central
Property Type:	Erf
Erf Number:	9637
Portion Number:	0
Extent:	1294 m ²
GPS Coordinates:	-28.738537,24.762918

Property Type:	Sectional Title
Erf Number:	9637
Portion Number:	0
Sectional Title Unit	1
Extent:	197 m ²
GPS Coordinates:	-28.738537,24.762918

Title Deed Number:	ST3232/2005
--------------------	-------------

Municipality Information

Municipality:	Sol Plaatje
Province:	Northern Cape



Hyesco Building.

This 2400m² GLA building situated in Old Main Road and currently hosts 10 commercial tenants.

Huge potential to convert into student accommodation.

Anchor tenant R 150 000 per month till Feb 2028 with the option to renew.

7.5 % esc per annum.

Additional income of R 50 000 from various tenants.





**DIRECTORATE STRATEGY,
ECONOMIC DEVELOPMENT &
PLANNING**

**DIREKTORAAT STRATEGIE,
EKONOMIESE ONTWIKKELING
EN BEPLANNING**

**MOKAEDI WA TOGAMAANO
MORUO TLHABOLOLO LE
THULAGANO**

Privaatsak/Private bag X5030,
Kimberley 8300

Tel: (053) 830 6344
Fax: 0865364762

Details of Zoning Schemes are
available at:
www.solplaatje.org.za

Ref: 15/3-9637

ZONING CERTIFICATE TO WHOM IT MAY CONCERN

I, the undersigned, **Ngoako Modiba**, in my capacity as Chief Town Planner, Sol Plaatje Municipality, hereby certify that Erf 9637 Kimberley(1294m²), 4-8 Old Main Street, City Centre, Kimberley, is zoned for Business 1 purposes in terms of the Sol Plaatje Land Use Management Scheme 2008 #

Signed this 16th day of October 2013.

Ngoako Modiba
Chief Town Planner

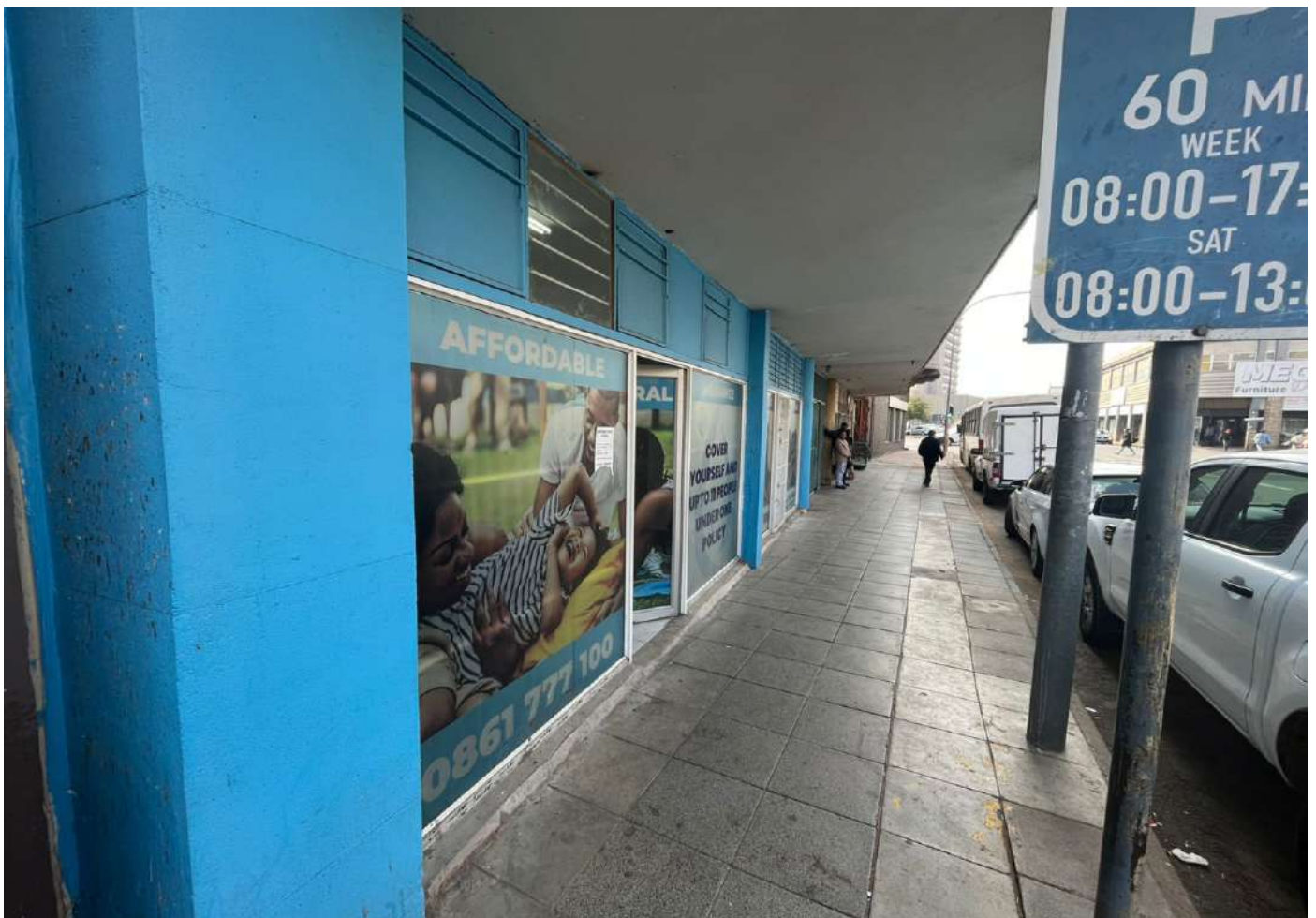
1	2	3	4	5
Use zone	Notation as shown on the Map	Primary Land Use Right	Secondary Land Use Rights	Prohibited Uses
		May be erected and/or used	May be erected and/or used with the Consent of the Municipality	Buildings which may not be erected
Business 1		Hotels, guest houses, places of refreshment, shops, business premises, dwelling units, residential building, place of amusement, places of worship including funeral parlours with chapels, places of instruction, dry cleaners, public garages, parking, car wash, social halls.	Buildings not under columns (3) and (5)	Noxious industrial buildings, scrap yards, panel beating and spray painting workshops

#In terms of the City Council's Kimberley Zoning Scheme this property was previously zoned for **Commercial 1** purposes

All property is subject to the National Heritage Resources Act (Act 25 of 1999) if applicable







AUCTION



Johnny Bateman
Auctioneer

Cell: 082 445 0066 | Email: johnny@brocor.co.za

WWW.BROCOR.CO.ZA

