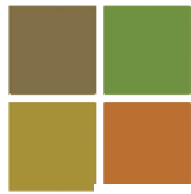


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June 2010



ESTATE
Westwood

To subscribe email
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co.za

inspired living

The Property Market Today

While we have no news of future launches at Westwood Estate we thought it may be of interest to our subscribers to discuss the property market in general and we anticipate producing a newsletter over the next couple of months that we hope you will enjoy. If you have any topics or questions (other than when we are launching the next phase) please do not hesitate to mail us.

The 2010 World Cup is finally upon us and there is a lot of talk going around about the impact on the economy and the expectations in the property market. While we hate to burst the optimistic bubble that has surrounded the World Cup, we do not believe that the event will have much impact on the property market in most areas.

The locations most likely to benefit will be coastal belt properties and wine farms but generally speaking, people who will be visiting us for the World Cup will not be looking at buying property during their stay and, unless they have a specific need for a house in South Africa, are not likely to invest in the future either.

Having said that the next question to come up is when do we expect the residential property market to recover? The most positive sign is the interest rate decreases over the past year. This has helped restore some confidence in the economy which has been evidenced by the increase in volume of sales. However, we believe the market will remain under pressure for the next twelve to eighteen months.

The global economy has significant impact on South Africa and people are still waiting to see what effect the various government stimulus packages will have on the world economy. In addition to this uncertainty, the consequences of the recent Euro crisis remain unknown at this stage. This uncertainty impacts on sentiment and sentiment impacts on home buying. Generally speaking, South Africa has not suffered the drop in house properties that have been seen in, for example, the United States, but we are definitely experiencing a price sensitivity that needs to be taken into account.

Overall the residential property market has had a rough time of late but it will recover. We believe this is a good time to buy as the market reaches the bottom of the curve.

Next month:

How stable is the South African Economy and where should we be investing our money?



Out and About at Westwood

Howard Granger, our ever vigilant Estate Manager, has a keen eye for what nature is getting up to at Westwood and we rely on him for frequent updates on bird and animal sightings as well as what indigenous flowers and trees are blooming throughout the estate.

The Coral Tree is now flowering, having dropped it's leaves over the past couple of months and the splashes of colour in all the trees is a pretty sight to behold. You may recognize this as also being the logo of the Westwood Mall.

The Aloes on the estate are also coming into bloom now and adding to the colour palette.



Howard has now officially “spotted” 55 different bird species on the estate (out of a probable 120-odd birds that one would expect to find here). These include the beautiful purple crested louries looking for the odd bit of fruit that may be around, as well as the often heard but rarely spotted Burchells cougal.

We have a few wagtails who love to come and bathe in the swimming pool at the main clubhouse, joined by the odd crow and the plentiful mannikins.



Be on the lookout for the mongoose families that roam the estate – these very cute little animals travel in packs and run along one behind the other in military order. You will often find them out and about in the early morning or late evening.

We would also like to extend a big welcome to some new residents – Howard has seen three baby monitor lizards enjoying the estate facilities. It is exciting to see that nature is settling down very nicely post-construction.

The walking trails throughout the estate are being kept in good condition by the groundsman and we urge residents to make use of this lovely natural facility to enjoy the abundant birdlife within the estate.



What's Hot at Westwood Mall

Have you heard?

About our new tenants?

- Raja's Curtains & Blinds
- Delhi Delicious
- Auto Valet Cafe Car Wash

AND Look out for these new shops opening soon:

- Security Hyper Store (security products, remotes, knives, safes)
- Continental Butcher Baker Deli (pies, chilli bites – savouries)

Plenty of Football Fun for the Holidays

Get your kicks with us during the School Holidays

9 June – 11 July/ Sunbird Atrium / opposite Edgars

Holiday Programme:

| | |
|----------------------------|-------|
| Diski Dance | |
| Mondays to Sundays | 12h00 |
| Keep-the-ball-up Challenge | |
| Mondays to Sundays | 13h00 |
| Soccer ball tricks | |
| Saturdays & Sundays | 14h00 |
| Shoot-a-goal | |
| Saturdays & Sundays | 15h00 |
| Diski Dance | |
| Saturdays & Sundays | 16h00 |
| Keep-the-ball-up Challenge | |
| Saturdays & Sundays | 17h00 |

Your Photo as a Soccer Star

9 June – 11 July

Food Quarter / Fancourt

In proud partnership with Picture Perfect / Digital Square

Price : R40

Times :12-6pm

Write a Message on our Giant Vuvuzela

9 June – 11 July

Sunbird Atrium

All Day

Free Stuff and Competitions

Get your World Cuppa complimentary

500 Lucky FANS can get a complimentary-cup of coffee at Ninos, Ocean Basket or Zanzibar.

Valid from 4 June – 13 July 2010.

Enquire at the Guest Relations Desk for more information

FOOTBALL FEVER

Spend & Win competition

4 June – 30 June 2010

Score a Goal by spending R200 [till slips can be combined] at any of our stores, you can win a home theatre system valued at R20 000.

Enter as many times as you like...

Challenge your friends and neighbors

Westwood Paintball

Price is R100 per player. Includes all equipment hire,session fee plus 100 paintballs.Minimum of 8 players required.

FREE PARKING

On the upper level
All day, every day

WESTWOOD
be inspired

Phone: 031-279 2160

What's For Sale at Westwood

We have had continued interest in the apartments at Westwood and we have sold several of our own apartments this year. We still have a few available and if you are interested please give us a call on 082 77 77 309.

We have practically sold out of 3-bed apartments—we only have two garden apartments left and the rental demand for these apartments is keen. We are currently renting them out at R7,000 per month making it a good investment option.

We also have a few two bed two bath apartments of varying sizes and prices and would be happy to meet you and take you through our show flat.

We are holding show days over the next couple of weeks—every Sunday from 2pm until 5pm, so do pop in and visit us.



Phone us on 082 77 77 309 for an appointment to view

Make a wise investment in Westwood

Visit our website: www.westwoodestate.co.za