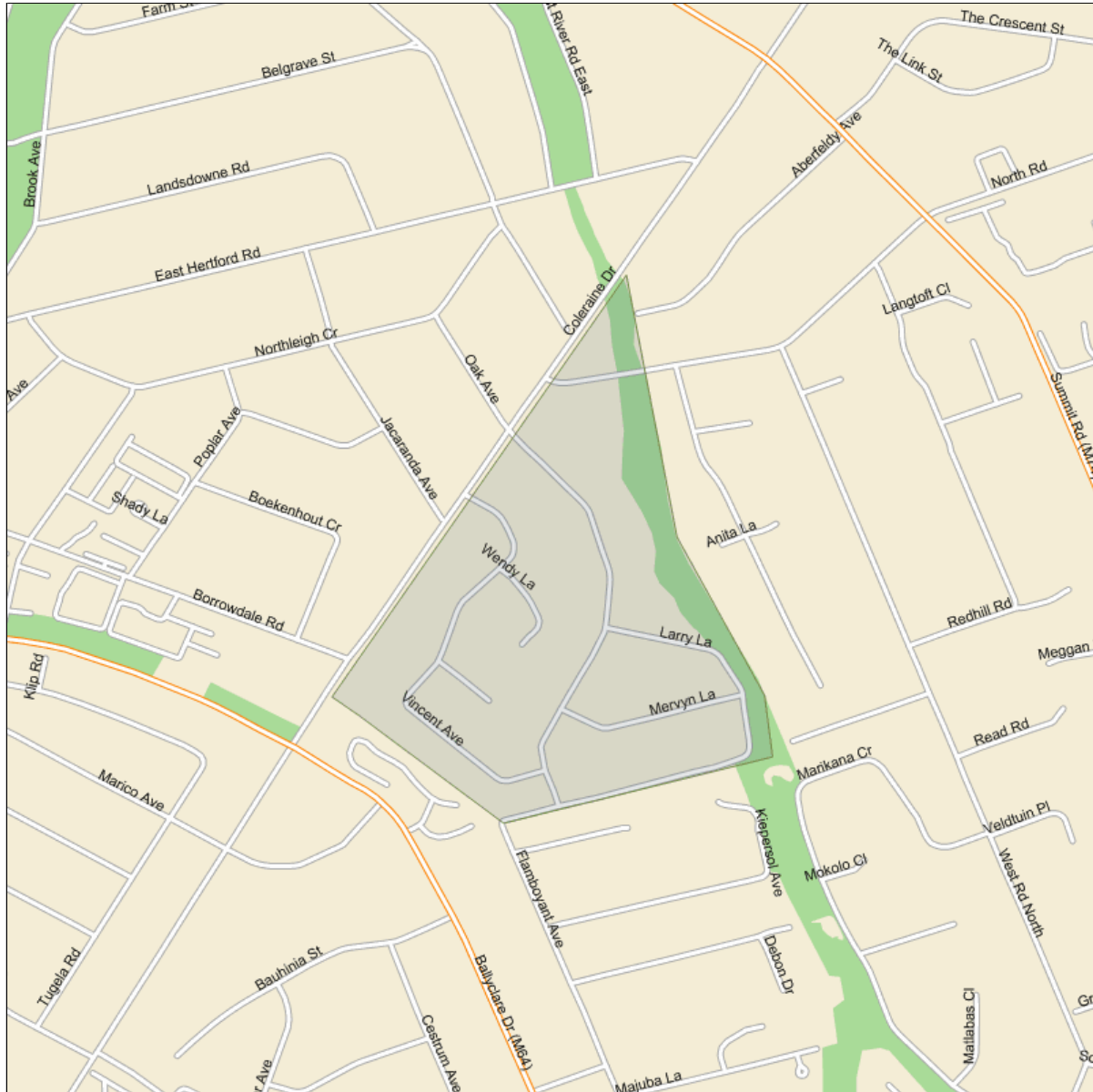


# Suburb Report

## Suburb Details

Suburb: DUXBERRY  
 Township: DUXBERRY  
 Municipality: CITY OF JOHANNESBURG

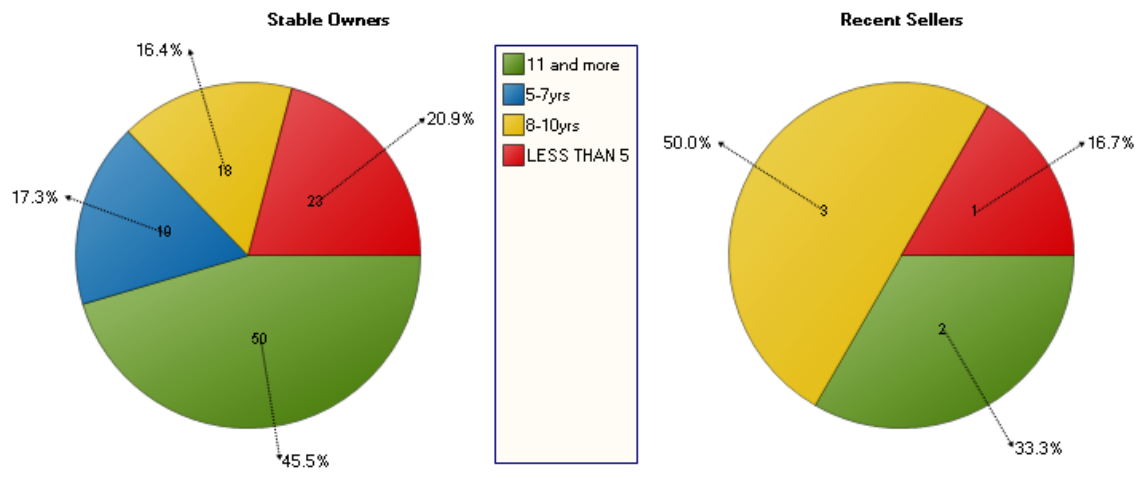


## Amenities:

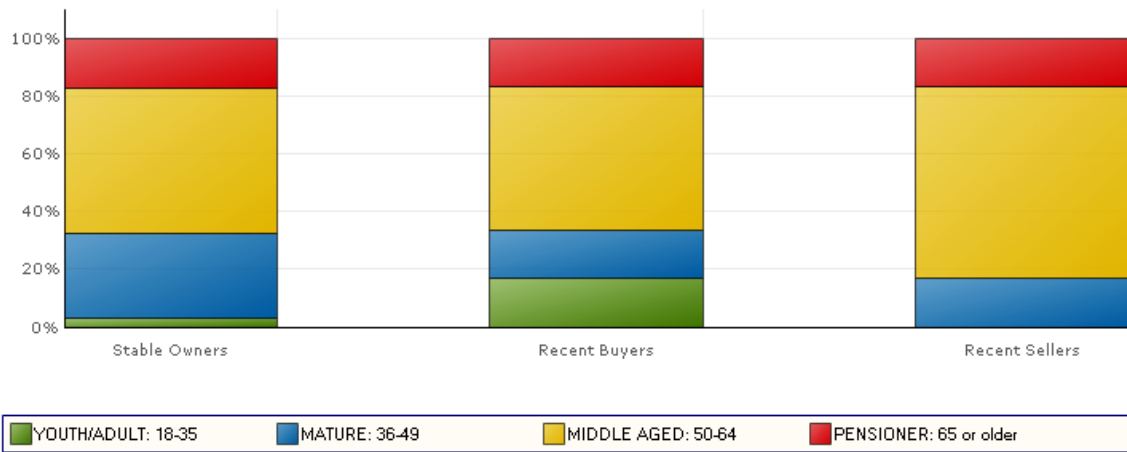
Type	Amenity	Distance
Hospital/Clinic	Sandton Surgical Centre	1.5 Km
Hospital/Clinic	The Integrative Medicine Centre	2.2 Km
Hospital/Clinic	Lazerderm Clinic	2.3 Km
Hospital/Clinic	Medi-Clinic	2.5 Km
Hospital/Clinic	Vitalab Fertility Centre	2.7 Km
PoliceStation	Police SAPS - Sandton	1.4 Km
PoliceStation	Police SAPS - Gallo Manor	2.6 Km
PoliceStation	Police SAPS - Edenburg	2.7 Km
PrePrimarySchool	Jay's Pre Primary School	0.7 Km
PrePrimarySchool	Redhill Pre Primary School	1.0 Km

ShoppingCentre	The Wedge Morningside Shopping Centre	1.4 Km
ShoppingCentre	Morningside Shopping Centre	1.5 Km
ShoppingCentre	Riverside Shopping Centre	1.6 Km

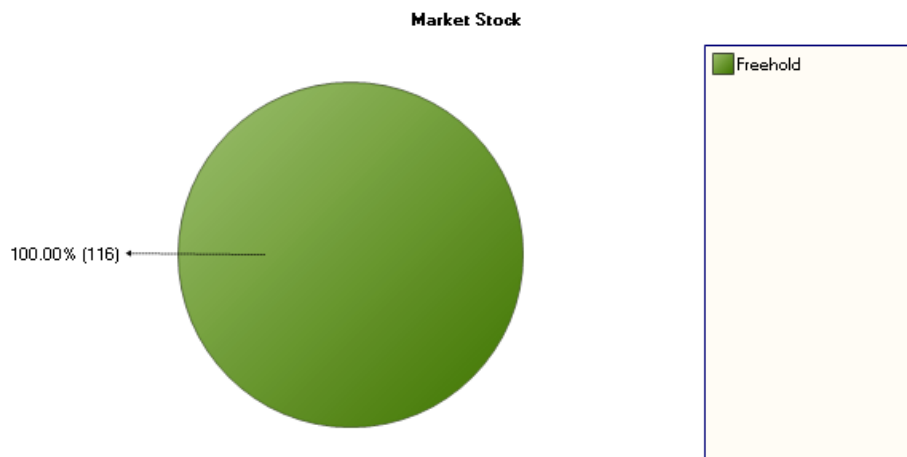
Tenure of Owners



Age of Residents



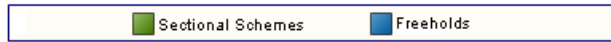
Market Stock:



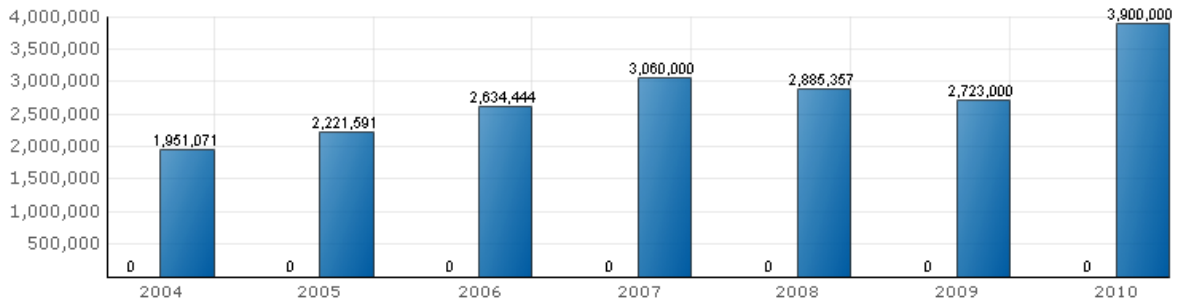
## Transfer Information

Transfer Information Up to Mar 2010						*All ZAR Values in R'000				
Property Transfer Information	Last 3 Months					Last 12 Months				
	Count	%	Value	%	Avg	Count	%	Value	%	Avg
Property Data										
NEW										
EST										
R0 - R400000		0.0		0.0	0		0.0		0.0	0
R400000 - R800000		0.0		0.0	0		0.0		0.0	0
R800000 - R1.5mil		0.0		0.0	0		0.0		0.0	0
R1.5mil - R3mil		0.0		0.0	0		0.0		0.0	0
Greater than R3mil		0.0		0.0	0		0.0		0.0	0
Total		0		0	0		0		0	0
FH										
R0 - R400000		0.0		0.0	0		0.0		0.0	0
R400000 - R800000		0.0		0.0	0		0.0		0.0	0
R800000 - R1.5mil		0.0		0.0	0		0.0		0.0	0
R1.5mil - R3mil		0.0		0.0	0		0.0		0.0	0
Greater than R3mil		0.0		0.0	0		0.0		0.0	0
Total		0		0	0		0		0	0
SS										
R0 - R400000		0.0		0.0	0		0.0		0.0	0
R400000 - R800000		0.0		0.0	0		0.0		0.0	0
R800000 - R1.5mil		0.0		0.0	0		0.0		0.0	0
R1.5mil - R3mil		0.0		0.0	0		0.0		0.0	0
Greater than R3mil		0.0		0.0	0		0.0		0.0	0
Total		0		0	0		0		0	0
REPEAT										
EST										
R0 - R400000		0.0		0.0	0		0.0		0.0	0
R400000 - R800000		0.0		0.0	0		0.0		0.0	0
R800000 - R1.5mil		0.0		0.0	0		0.0		0.0	0
R1.5mil - R3mil		0.0		0.0	0		0.0		0.0	0
Greater than R3mil		0.0		0.0	0		0.0		0.0	0
Total		0		0	0		0		0	0
FH										
R0 - R400000		0.0		0.0	0		0.0		0.0	0
R400000 - R800000		0.0		0.0	0		0.0		0.0	0
R800000 - R1.5mil		0.0		0.0	0		0.0		0.0	0
R1.5mil - R3mil		0.0		0.0	0	4	66.7	9,830	57.4	2,458
Greater than R3mil	1	100.0	3,900	100.0	3,900	2	33.3	7,300	42.6	3,650
Total	1	100	3,900	100	3,900	6	100	17,130	100	2,855
SS										
R0 - R400000		0.0		0.0	0		0.0		0.0	0
R400000 - R800000		0.0		0.0	0		0.0		0.0	0
R800000 - R1.5mil		0.0		0.0	0		0.0		0.0	0
R1.5mil - R3mil		0.0		0.0	0		0.0		0.0	0
Greater than R3mil		0.0		0.0	0		0.0		0.0	0
Total		0		0	0		0		0	0
Totals Per Price band										
R0 - R400000		0.0		0.0	0		0.0		0.0	0
R400000 - R800000		0.0		0.0	0		0.0		0.0	0
R800000 - R1.5mil		0.0		0.0	0		0.0		0.0	0
R1.5mil - R3mil		0.0		0.0	0	4	66.7	9,830	57.4	2,458
Greater than R3mil	1	100.0	3,900	100.0	3,900	2	33.3	7,300	42.6	3,650
Total Transfers	1	100	3,900	100	3,900	6	100	17,130	100	2,855

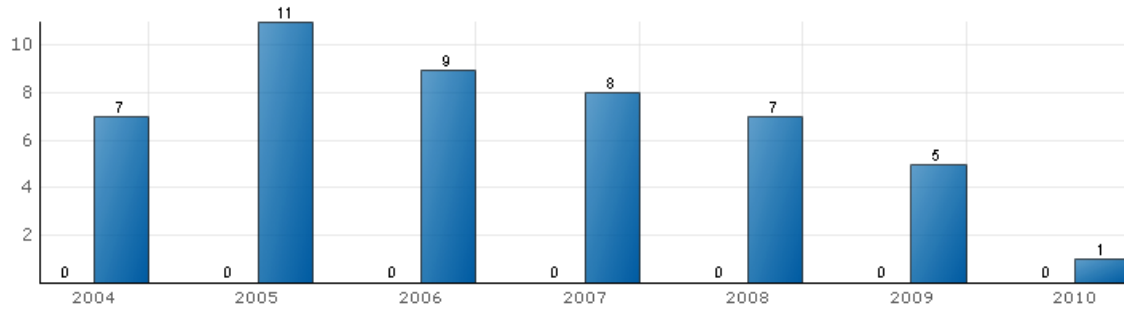
Growth and Activity



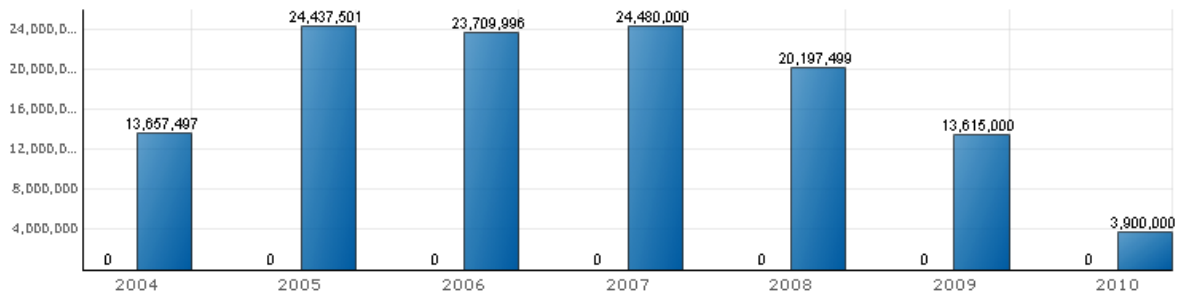
Average Price



Number of Sales



Total Value



## National Ranking (Freehold):

Number of suburbs: 5227

Suburb	Municipality	Province	Rank	Mean Valuation (R)
HOUT BAY	CITY OF CAPE TOWN	WESTERN CAPE	158	3,020,984
BRYANSTON WEST	CITY OF JOHANNESBURG	GAUTENG	159	3,019,153
KEURBOOMSTRAND	PLETTENBERG BAY	WESTERN CAPE	160	3,016,707
ABBOTSFORD	CITY OF JOHANNESBURG	GAUTENG	161	3,015,116
EDENBURG	CITY OF JOHANNESBURG	GAUTENG	162	3,014,517
DUXBERRY	CITY OF JOHANNESBURG	GAUTENG	163	2,997,368
DALECROSS	CITY OF JOHANNESBURG	GAUTENG	164	2,985,385
PLETTENBERG BAY	PLETTENBERG BAY	WESTERN CAPE	165	2,979,714
BIRNAM	CITY OF JOHANNESBURG	GAUTENG	166	2,977,500
BO-DALSIG	STELLENBOSCH	WESTERN CAPE	167	2,976,750
LA SANDRA	CITY OF CAPE TOWN	WESTERN CAPE	168	2,961,618

## Provincial Ranking (Freehold):

Number of suburbs: 1782

Suburb	Municipality	Province	Rank	Mean Valuation (R)
GLENDOWER GOLF ESTATE	EKURHULENI METROPOLITAN	GAUTENG	77	3,055,238
ORIEL	EKURHULENI METROPOLITAN	GAUTENG	78	3,050,200
BRYANSTON WEST	CITY OF JOHANNESBURG	GAUTENG	79	3,019,153
ABBOTSFORD	CITY OF JOHANNESBURG	GAUTENG	80	3,015,116
EDENBURG	CITY OF JOHANNESBURG	GAUTENG	81	3,014,517
DUXBERRY	CITY OF JOHANNESBURG	GAUTENG	82	2,997,368
DALECROSS	CITY OF JOHANNESBURG	GAUTENG	83	2,985,385
BIRNAM	CITY OF JOHANNESBURG	GAUTENG	84	2,977,500
CORNWALL HILL	CITY OF TSHWANE	GAUTENG	85	2,960,091
WINDSOR	EMFULENI	GAUTENG	86	2,957,308
MORNINGSIDE EXT 40	CITY OF JOHANNESBURG	GAUTENG	87	2,955,527

## Municipal Ranking (Freehold):

Number of suburbs: 628

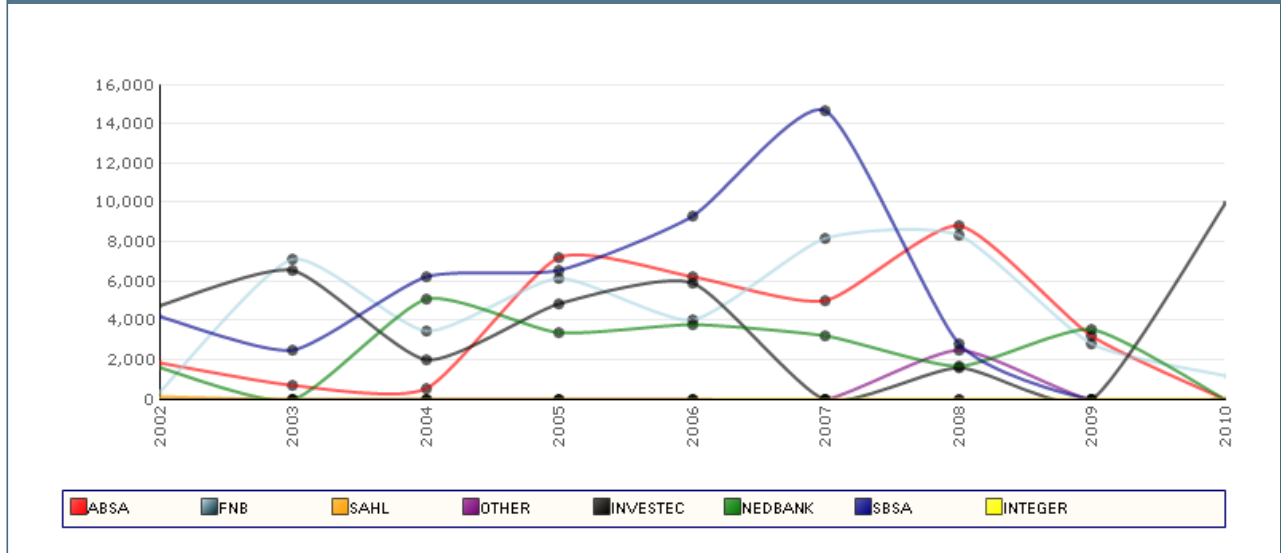
Suburb	Municipality	Province	Rank	Mean Valuation (R)
PARKWOOD	CITY OF JOHANNESBURG	GAUTENG	57	3,093,444
PARKVIEW	CITY OF JOHANNESBURG	GAUTENG	58	3,069,390
BRYANSTON WEST	CITY OF JOHANNESBURG	GAUTENG	59	3,019,153
ABBOTSFORD	CITY OF JOHANNESBURG	GAUTENG	60	3,015,116
EDENBURG	CITY OF JOHANNESBURG	GAUTENG	61	3,014,517
DUXBERRY	CITY OF JOHANNESBURG	GAUTENG	62	2,997,368
DALECROSS	CITY OF JOHANNESBURG	GAUTENG	63	2,985,385
BIRNAM	CITY OF JOHANNESBURG	GAUTENG	64	2,977,500
MORNINGSIDE EXT 40	CITY OF JOHANNESBURG	GAUTENG	65	2,955,527
SOLRIDGE	CITY OF JOHANNESBURG	GAUTENG	66	2,953,103
WAVERLEY	CITY OF JOHANNESBURG	GAUTENG	67	2,948,790

National Ranking (Sectional Scheme): Number of suburbs: 1986

Provincial Ranking (Sectional Scheme): Number of suburbs: 842

Municipal Ranking (Sectional Scheme): Number of suburbs: 349

Lending By Institution (values in R000)



Disclaimer

Please note that Lightstone obtains data from a broad range of 3rd party sources and – despite the application of proprietary data cleaning processes – cannot guarantee the accuracy of the information provided in this report. It is expressly recorded that information provided in this report is not intended to constitute legal, financial, accounting, tax, investment, consulting or other professional advice. This report does not contain any confidential information relating to the property owner or any owners residing in the suburb. All bond, home loan and property registration information in the reports is from the Deeds Office where information on all property registrations, property transfers as well as all registered bonds / home loans are kept. This is public domain information and accessible by any person.

Explanatory Notes

- The Suburb Details section shows a map with the outline of the suburb which assists the user in visually referencing the area.
- The Transfer Information shows the number of property transfers for the suburb split into New (first time registrations) and Repeat sales. The new and repeat data is further split into free hold (FH), sectional scheme (SS) and Estates (EST) shown in a 3 month and 12 month view.
- The Suburb Trends graphs show the average price and total volume of sales in the suburb by property type for the last 5 years.
- The Age of Residents bar graph shows the age distribution of owners in the suburb and is split into residents and recent sellers.
- The Tenure of Owners graph depicts the tenure of ownership in the suburb and is a measure of ownership stability.
- The Bond Information table shows the bonds registered in the suburb split into bond type (ordinary loan, further advance and switch) and institution. The registrations for both the last 3 months and the last 12 months are shown.
- The Lending By Institution graph shows the total bonds registered by bank by year for the past 7 years in the suburb.
- The Suburb Ranking tables enable users to identify those suburbs most similar in average price to the subject suburb. The ranking is provided against other suburbs in the municipality, province and country.