

Parklands / Rivergate / Pegasus - Bulk Rights Register

Updated 31 January 2024

<u>1st DF - Parklands - Main Road Commercial Triangle up to Wood Drive</u>		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
32909	7,601	2,534
30946	6,105	2,365
30945	2,437	1,048
31842	2,416	946
30942	2,040	879
30944	8,439	2,813
25926	22,008	7,336
28288	10,361	4,470
25914	3,000	400
30943	2,160	720
28289	7,145	3,550
28295	16,091	5,639
28294	18,777	6,826
25919	3,445	1,419
25928	7,470	2,490
28290	3,001	1,000
39152	9,691	3,767
28305	1,030	345
31843	3,000	1,000
30947	580	243
30948	608	253
30949	687	279
30950	706	286
30951	695	282
30952	748	349
31845	3,549	1,470
26723	2,512	837
Insert here	0	0
TOTAL	146,302	53,546

<u>2nd DF - Parklands - Southern edge of Sandown Road - West of Wood Drive</u>		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
3495	5,986	1,995
Insert here	0	0
TOTAL	269,552	1,995

3rd DF - Rivergate Phase 1A-1 - Business Park		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
11	1,207	785
12	1,170	761
13	1,169	760
14	3,368	2,189
15	1,125	731
16	1,125	763
17	1,968	1,279
19	2,015	1,310
20	1,125	731
21	2,697	1,753
22	1,125	731
23	1,170	761
24	1,260	819
25	1,282	833
27	810	527
28	700	455
29	950	618
30	1,080	702
31	762	574
33	850	553
34	450	311
35	450	293
36	450	293
37	1,120	728
38	1,239	805
39	800	520
40	800	520
41	1,150	748
176	1,314	854
Insert here	0	0
TOTAL	34,731	22,704

3rd DF - Rivergate Phase 1A-2 - Business Park		
ERF NO	EXTENT	BULK ALLOCATED / PROVISION
92	2,139	1,390
93	2,041	1,327
94	3,720	2,418
95	6,764	4,397
96	2,214	1,439
97	2,214	1,907
98	2,270	1,476
99	2,495	1,622
100	1,011	657
101	1,610	1,047
102	3,885	2,525
103	1,638	1,065
104	1,360	884
105	876	569
106	1,051	683
107	1,412	918
108	1,115	725
109	2,832	1,841
110	798	519
111	800	520
112	800	520
113	800	520
114	745	678
115	685	445
116	533	346
117	743	552
118	800	520
119	800	520
120	800	520
121	800	520
123	1,246	935
124	1,218	852
125	1,870	1,216
Insert here	0	0
TOTAL	54,085	36,071

3rd DF - Rivergate Phase 1A-3 - Business Park		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
183 Proposed subdivision Portion A (Cipla)	32,134	18,767
183 Proposed subdivision Portion B	55,891	38,450
Insert here	0	0
TOTAL	88,025	57,217

3rd DF - Rivergate Phase 1A-4 - Business Park		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
134	1,300	845
135	1,300	845
136	1,300	845
137	1,300	845
138	1,300	845
140	1,771	1,151
141	1,448	941
142	1,448	941
143	2,532	1,646
144	3,205	2,083
145	3,140	2,041
146	6,285	4,085
147	7,608	4,945
148	1,119	727
149	1,193	775
150	980	637
151	1,198	779
152	1,128	733
153	1,130	735
154	2,320	1,508
Insert here	0	0
TOTAL	43,005	27,953

3rd DF - Rivergate Phase 1A-5 - Business Park		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
55	51,528	33,493
57	6,100	3,965
133	2,856	1,856
Insert here	0	0
TOTAL	60,484	39,315

<u>3rd DF - Rivergate Phase 1C - Railway Precinct Proposed Subdivision</u>		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
Portion 1 of proposed sub. of erf 5	51,400	17,133
Portion 2 of proposed sub. of erf 5	6,600	2,200
Portion 3 of proposed sub. of erf 5	4,270	1,068
Portion 4 of proposed sub. of erf 5829	2,847	712
Portion 5 of proposed sub. of erf 5829	8,057	2,686
Portion 6 of proposed sub. of erf 5829	18,065	6,022
Portion 7 of proposed sub. of erf 5829	36,121	12,040
Erf 5828	28,917	9,639
Insert here	0	0
TOTAL	156,277	51,499

<u>3rd DF - Rivergate Phase 1D - Commercial Precinct</u>		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
59	14,656	4,885
158	17,005	5,668
64	3,628	1,197
66	30,867	10,289
82	2,266	567
83	4,116	1,029
84	5,992	1,995
Rem 90	29,324	9,775
159	28,636	9,545
163	5,632	1,877
Insert here	0	0
TOTAL	142,122	46,828

3rd DF - Rivergate Phase 2 - Erf 184 "Pegasus Park" Phase 1 - Mixed Use Enclave		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
200	1,651	1,073
201	3,365	2,187
202	1,473	957
203	1,580	1,027
204	2,160	1,776
205	2,241	1,457
206	2,461	1,600
207	6,620	4,303
208	1,320	858
209	1,515	985
210	3,346	2,241
211	1,923	1,250
212	1,556	1,011
Insert here	0	0
TOTAL	31,211	20,725

3rd DF - Rivergate Phase 2 - Erf 184 "Pegasus Park" Phase 2 - Mixed Use Enclave		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
216	1,039	675
217	818	532
218	818	532
219	1,021	664
220	3,454	2,245
221	1,436	933
222	1,101	716
223	1,182	768
224	1,254	815
225	4,241	2,757
226	1,634	1,062
Insert here	0	0
TOTAL	17,998	11,699

3rd DF - Rivergate Phase 2 - Erf 184 "Pegasus Park" Phase 3 - Mixed Use Enclave		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
228	1,285	835
229	1,319	857
230	2,338	1,520
231	2,846	1,850
232	1,410	917
233	1,410	917
234	1,536	998
235	1,466	953
236	1,567	1,019
237	1,828	1,188
238	1,558	1,013
239	991	644
240	970	631
241	835	543
242	819	532
243	819	532
244	818	532
Insert here	0	0
TOTAL	23,815	15,480

3rd DF - Rivergate Phase 2 - Erf 184 "Pegasus Park" Phase 4 - Mixed Use Enclave

<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
246	1,577	1,025
247	1,561	1,015
248	1,374	893
250	1,765	1,147
251	1,104	718
252	1,104	718
253	1,104	718
254	1,104	718
255	1,104	718
256	1,103	717
257	1,103	717
258	1,104	718
259	1,104	718
260	1,104	718
261	1,104	718
262	1,104	718
263	1,765	1,147
264	1,267	824
265	1,278	831
266	1,768	1,149
267	1,722	1,119
268	960	624
269	820	533
270	820	533
271	820	533
272	820	533
273	819	532
Insert here	0	0
TOTAL	32,382	9,076

4th DF - Parklands Main Road from Wood Drive up to Gie Road		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
1812	14,291	4,764
1982	20,132	8,592
3063	5,033	1,677
1815	7,160	2,386
3060/3493	13,067	4,356
5787	7,051	3,526
5850	3,310	1,103
5851	5,017	1,672
Insert here	0	0
TOTAL	75,061	28,076

5th DF - Parklands Main Road from Gie Road to Sandown Road		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
5423	6,117	3,089
5430	11,205	4,669
5431	3,248	1,083
5432	2,457	819
5546	6,223	3,112
5621	5,885	2,943
5762	21,856	9,107
5763	13,882	4,627
5767	5,319	2,660
5809	6,343	2,114
5815	5,506	2,753
5816	4,767	1,589
5955	30,659	13,183
7517	17,479	8,740
7518	4,699	1,566
7519	4,148	1,383
7536	8,025	2,675
Insert here	0	0
TOTAL	157,818	66,111

5th DF - Land units abutting southern reserve of Sandown Road.		
5940	7,696	2,565
5942	2,071	1,036
5944	3,531	1,059
5946	11,993	3,998
5953	6,756	10,134
Insert here	0	0
TOTAL	38,033	18,792

6th DF - Land units in Phases 14		
<u>ERF NO</u>	<u>EXTENT</u>	<u>BULK ALLOCATED / PROVISION</u>
5246	95,498	31,800
5847	13,147	7,000
6051	3,238	750
6063	18,092	6,031
6075	3,564	1,176
6287	36,587	12,196
6386	2,324	775
6536	2,664	879
6411	1,814	604
6817	35,500	13,396
Insert here	0	0
TOTAL	212,428	74,606

NOTES (scroll down)

NOTES

Bulk means "Rentable Area" as defined by SAPOA.

The bulk is allocated by the Township Developer (Milnerton Estates Aska Joint Venture [MEAJV] or the Milnerton Estates [ME]) and is drawn from the applicable Parklands / Rivergate / Pegasus Park "Bulk Pool"

The term "bulk" is used generally in the table above irrespective of whether the Approval makes reference to Commercial, Mixed Use or Industrial bulk. In this table bulk is bulk.

Bulk rights are recorded in the Agreement of Sale between the Milnerton Estates and the first purchaser.

Subject to availability, additional bulk may be purchased from the Township Developer's Bulk Pool.

The bulk allocated above may change as additional bulk is purchased or re-allocated by the Joint Venture.

The legal fees applicable to uplifting or amending any title deed to reflect any adjustment authorised by the Township Developer, will be for the account of the applicant or the property owner / applicant.