



# IAN OLIVIER

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## PROPERTIES

*We're Living it!*



Newsletter 02 January 2009

### Newsletter Spotlight

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Hi!

I don't know about you but I'm well into 2009, excited on the whole about what the New Year has in store for us. ABSA economists, though predicting the economy will be in a "technical recession" for the first half of the year, believe full-year growth will remain positive at just below 1%. They're also expecting slower food price inflation and lower fuel prices to underpin a general 'disinflationary' trend. Then,

special advisor to the United Nations Secretary general and Director of the Earth Institute at Columbia University, Jeffrey Sachs, is on record as saying that while the world is facing a "serious recession", it should avoid a repeat of the Great Depression of the 1930s. On the political front, we're galloping towards our next elections, which with the addition of the new COPE party and a concerted challenge by the re-branded DA, promise excitement and hope. Barack Obama takes over as president of the USA, which will have a major impact on the rest of the world. Some more light for us: Eskom is to double its spending to R343 billion over the next five years to build new power plants and expand transmission lines to meet growing demand for electricity. It also plans to start operating wind turbines this year to boost power supplies. Sports-wise, there's a lot to look forward to: the Australian Tennis Open, Super 14s Rugby, various football matches and some serious cricket ODI and test matches, to name but a few.

Another good thing: if you're in the market to buy a home right now, chances are you'll get it for less than the listing price because of the number of motivated sellers around at the moment. And a word of advice: investors are coming back into the market. This kind of buying invariably takes place while the market is still on a down cycle—but just before it starts turning upwards! That's how they make their money.

And finally, the banks have gone back to granting 90% bonds, expecting the buyer to supply the balance in the form of a deposit. Don't cry: this is good news because in the long run it will protect the interests of all parties.

Until next time: ciao ciao

### FEATURED PROPERTIES

MILL PARK R3,950m



**Cottage-style but very spacious home near Grey High. Five bedrooms MES, farm kitchen, formal and informal living areas, separate cottage, delightful garden and pool.**

HUMEWOOD R3,950m



**Nestled in prime Humewood, this four bedroom, three bathroom home offers superb sea views and state-of-the-art finishes. Entertainer's dream with cordon bleu kitchen and pool.**

**NB: Please visit our website [www.ianolivierproperties.co.za](http://www.ianolivierproperties.co.za) to view our full property portfolio**

### The world's most expensive properties: Forbes

It still takes at least 8 figures to earn a spot on the Forbes list of most expensive homes for sale, although less millions are needed to land on it than last year. Among the publicly listed properties for sale on the list is a \$125 million estate in Holmby Hills Estate, USA. "Fleur de Lys" boasts 12 bedrooms, 15 bathrooms and Versailles-style accoutrements.

The most expensive estates in France tend to be private mansions inside Paris called 'hotels particuliers' with prices sometimes exceeding 100 million euros (\$125 million).

Updown Court, a Surrey mansion that's Britain's most expensive home, took a hit due to the pound's falling strength. At this time last year, its £70 million asking price meant a \$138 million tag. Today, that's \$110 million.

In SA, the most expensive residential property ever sold in Gauteng and possibly in the country went for R65m late last year. According to the article published by the Pretoria News (29 Nov 2008), the palatial hilltop home was described by auctioneers as South Africa's "most opulent and high-profile mansion". It offers a hairdressing salon, 7 en-suite bedrooms, a multi-million rand home automation system, tennis court, koi ponds, saunas, steam rooms, games area, movie theatre and terraced gardens overlooking Sandton's skyline.

### Last word...

"We must always remember that there is more that binds us together than that which pushes us apart. Let us never forget: we are one nation with one future."

*DA leader Helen Zille*

Some (of 50 facts) about our remarkable country

South Africa ranked 44th out of 131 countries in the World Economic Forums Global Competitiveness Report 2007/8.

South Africa was ranked as the 18th most attractive destination for Foreign Direct Investment by global strategic management consulting firm AT Kearney . Three South African cities were voted amongst the world's top 100 Most Liveable Cities in a study conducted by Mercer Human Resource Consulting . Cape Town was ranked in 85th place, Johannesburg 90th and Port Elizabeth 97th.

South Africa ranks in the top four countries worldwide in terms of the transparency surrounding its budgets - ahead of the US, Norway and Sweden - according to the Open Budget Index .

Home ownership in SA has increased from 64% (5,12m households) in 1994 to 78% (7,9m households) in 2006, according to a South African Advertising Research Foundation development index

South Africa accounts for almost 45% of the GDP of the entire African continent, with an economy three times the size of the second biggest (Egypt)

Courtesy of South Africa: The Good News

([www.sagoodnews.co.za](http://www.sagoodnews.co.za))

Map courtesy of fotosearch.com