



LIFESTYLE LIVING: A town in the making, several homes have already been completed at Crossways Farm Village
Picture: SUPPLIED

Crossways village town of the future

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A NEW "town" is growing between Port Elizabeth and Jeffreys Bay. More than 110 sales contracts have already been signed at Crossways Farm Village, situated 25km from Port Elizabeth and 25km from Jeffreys Bay just after the Van Stadens River Bridge.

Recently Remax Independent was appointed as the agent for sales of the remaining 600 residential, farmstead and commercial and light industrial properties.

Phase one consisting of 115 stands has been sold and mostly transferred to the new owners. All the services and roads for Phase Two have been signed off and transferred to the owners.

All the services and roads for another phase in the farming precinct have been completed and transfer of

stands there is in progress.

Although Remax Independent has recently been given the sole mandate to sell the properties at Crossways, Remax Independent team leader Christo Slabbert said: "It is the Remax culture to share with outside agencies who bring clients in for sales."

While future phases of the R3.4-billion development include big plans such as a retail cluster of small businesses in the mixed use section, a fuel station, frail care and an educational facility, a lot is already visible from paying a visit to Crossways.

For one, a very cosy restaurant – Crossways Country Kitchen – has been open for business for the past two years and has proven popular among residents and passers-by. Next year the premises will be extended to a second plot behind the restaurant's current facility close to the entrance of the development.

The plot and plan packages range from R1-million and up, although more af-

fordable options of less than R1-million are on the cards. The building plans need to be approved by the design review panel with certain design code specifications that need to be adhered to. These specifications include conforming to eco-friendly construction and operational guidelines.

Some stands come with municipal-ready plans, or sketch plans on other stands, which can be used by the purchaser as is.

Should it be required these plans can be altered to suit the owner.

Rainwater harvesting and solar hot water geysers are mandatory and part of the entire concept of promoting self-sufficiency and reduce the demand on conventional resources.

The developers of Crossways Farm Village envisages it becoming a sustainable rural new town and agri-village where agriculture and food production replace golf, with guaranteed services and good security.

All the services are provi-

ded by the development company and then handed over to the Home Owners Association (HOA) which maintains and manages the property.

The HOA essentially will act as the municipality, once the development is complete, said Lize Kallmeyer, the first appointed on-site staff member of the HOA.

Rates are paid to Kouga Municipality, with Crossways being zoned as a private town, while electricity is supplied in bulk by the Nelson Mandela Bay Municipality.

"The difficult part of the development is done. We have families from as young as a couple in their early twenties to retirees looking for the outdoor, safe lifestyle away from the city that the development offers," Kallmeyer said.

Popular for its mountain bike trails and trail runs, several competitions have already been hosted at Crossways, with the most recent being the Rhino Run and the Three River Trails.