



### James Visser

Non-Principal Property Practitioner  
Registered with PPRA  
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## R42,500,000

Monthly Rates R4,534 Excl. VAT

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### Wine and guest farm for sale in Paarl

The Fountains is a 33 ha wine and guest estate situated at the foot of the Drakenstein Mountains and enjoys lovely views towards Paarl Mountain and its valley. Located on the outskirts of Paarl, the farm is perfectly positioned for any number of agricultural or hospitality endeavours. It consists of two separate titles.

The property is currently planted to 7ha of vines under drip irrigation. The grapes are vinified in the farm's own wine cellar complex which includes a fermentation and maturation cellar, bottle and dry goods store and tasting room.

The guest house operation comprises six self-catering thatch roofed cottages which accommodate up to 30 guests. There are four 6-sleeper cottages, one 4-sleeper cottage and one 2-sleeper unit, all set in extensive landscaped gardens. A separate relaxation

### Features

**Zoning** Agricultural

#### Sizes

Land Size 33Ha

#### Extras

Aspect: West Soil Types: Varied Average Rainfall:  $\pm$  650mm Mediterranean Shelter or Trees:  
Mature Trees around buildings Fencing: Stock Water Supply: Dam Irrigation: Drip

