



CHAS EVERITT
International Property Group

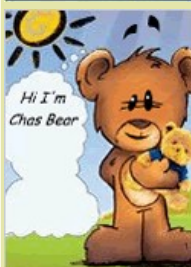
www.ChasEveritt.com
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Overseas Properties



FROM BERRY EVERITT

The onset of spring always brings with it a surge of optimism, but this year we have even more reason than usual to be positive. This is that we really seem to be coming out of the property winter as well as the cold weather, and that the summer ahead holds great promise for the recovery of the real estate industry.



Just to hand we have the latest reports from both Absa and FNB which both show the rate at which property prices are falling is rapidly slowing down - like an elevator nearing the bottom of a shaft - and that these can be expected to turn positive again next year.

In fact, there are some commentators who believe the market has already turned, and this is of course good news from a property investment point of view. But even more important, from where we and a great many of our clients stand, are the reasons for this shift.

These are, simply, that the number of genuine prospective buyers in the market has increased significantly in the past three months, that the affordability of property has been sharply boosted recently by falling inflation and lower interest rates, and most vitally that percentage of bond applications being approved is starting to improve once more.

This combination of factors should ensure that the current oversupply of stock for sale is absorbed with increasing momentum over the next few months, and that home sellers can start to look forward to once again getting a warmer reception in what has been a decidedly chilly market for the past year.

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In the news this month

Make sure your agent can negotiate

Because buyers know they have the upper hand in the residential property market at the moment, many are making offers that seem ridiculously low to sellers and their agents...

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Make those For Sale signs work for you

Much has been written lately about For Sale signs - and how unsightly they can be if there are no proper controls over where and when they appear or how many agents may use...

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Estates need professional managers

As we've said before, a big draw for people moving from stand-alone homes to estates and cluster complexes is the promise of "carefree living" - with someone else taking care common property issues like pool maintenance, lawn mowing and security system management....

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Get green power step by step

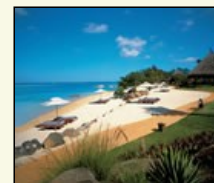
Given the power required to cook food, heat water and run household appliances, it would be extremely expensive to convert a typical electricity-dependent home to a wholly photovoltaic (solar) system, even if a 50% reduction in the cost of PV panels is achieved soon...

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1st Avenue Property Development in Mauritius - Launch

Please come and join us for an information filled evening on Offshore Investment opportunities.

1st Avenue – No. 1 La Plantation Marguery - Mauritius, the most unique and sought after address on the Black River west coast.



JHB – Cocktail and Presentation

Dates: Monday 5th and Tuesday 6th October
Venue: The Venue – Melrose Arch
Time: 6pm for 6.30pm
Dress: Smart casual
RSVP: traceye@everitt.co.za (before the 1st October) Booking essential - Limited Space per evening

Cape Town – Cocktail and Presentation

Dates: Thursday 8th and Friday 9th October

Venue: The Mount Nelson

Time: 6.30pm for 7.00pm

Dress: Smart casual

RSVP: traceye@everitt.co.za (before the 5th October) Booking essential – Limited Space per evening

Property Experts will be available for finance and tax structures for Offshore Investments.

[Read More](#) about this exciting new development



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Selection of most viewed Properties for August 2009



Bergvliet - R 2,100,000



Constantia - R 30,000,000



Blaauwberg - R 790,000



Florida Hills - R 1,200,000



Boksburg - R 499,000



Sandton - R 8,000,000



Calitzdorp - R 1,190,000



Somerset West - R 1,350,000



Pecanwood - R 14,000,000



Bellville - R 1,295,000



Vredehoek - R 1,750,000



Constantia - R 5,800,000



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Your Area Specialist:

Chas Everitt International sales agents have all the latest market information regarding local property values at their fingertips - and are committed to the highest standards of personal service when it comes to selling your home. In addition, the Chas Everitt International property group offers you, the homeowner, the best possible exposure for your property in both national and international markets. So if you are thinking of selling your home, call your nearest Chas Everitt International office today for the name of your local area specialist - or visit www.ChasEveritt.com

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berry@propertysignpost.co.za

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