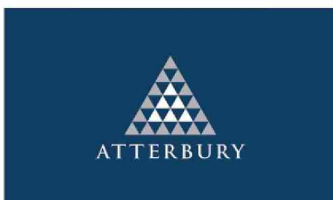


Barlow Park rises as the landmark development forges ahead

The R3bn Barlow Park development in Sandton is rising out of the ground, taking the vision for this affordable residential and mixed-use precinct in a premium location another step closer to becoming a reality. The ground-breaking development is being led by developers Atterbury and Divercity in partnership with Barloworld, Twin City, and the Moolman Group



Construction of the first phase began in June 2022 on Barlow Park's 4,100 affordable residential

units in 11 apartment blocks, 5,500sqm of retail and restaurant space in a vibrant open-air neighbourhood centre, a Curro school, medical centre, shared offices and more, in a lush green setting at the gateway to South Africa's commercial capital, Sandton Central. "The development of the

retail section is progressing apace, with the main retail structure already complete. The steel structures on the podium level going up, which are now visible from the adjacent M1 highway. They will soon house restaurants. The Curro school building has also been completed," reports Atterbury De-



velopment Manager Ruan van Rooyen. "Equally rapid advancements are being made on the first and second residential blocks, which will offer 750 rental apartments.

The lift cores of these blocks now reach the height of eight of the total 11 floors, and they should top out

around mid-year. Furthermore, earthworks for the third and fourth residential blocks of 860 units, including a creche, will commence this June," van Rooyen adds.

The first apartments at Barlow Park will be available in early 2024, and the Curro school and retail centre will

open at the same time, planned for January 2024.

"Atterbury continues to prove it is at the forefront of the latest development trends with Barlow Park," adds van Rooyen, who has almost a decade of experience in residential development, is applying this knowl-

edge to the unique mixed-use development.

"The entire development, professional and construction team is excited to be working on a project of this scale," reports van Rooyen, who has an honours degree in Construction Management from UP and is experienced in all the stages of the development process from inception to completion.

As a talented young development manager who is part of the respected Atterbury development team, van Rooyen is focused on delivering the Barlow Park development to the best Atterbury-quality with the precinct's users' best interests in mind while

being cognisant of the bigger picture for the property now and in the future.

And the timing of the development is proving to be excellent, points out Derrick Pautz, Atterbury Head of Developments, Gauteng.

Diversity, South Africa's leading investor and developer, in well-located and affordable rental housing, is reporting a long-term-vacancy rate below 5% in its portfolio for the first time since the pandemic. Moreover, as more staff return to the workplace in South Africa, demand for such residential opportunities close to or within commercial hubs is increasing.

"We are seeing a big uptick in demand for quality, affordable residential rental apartments to such an extent that it is starting to drive rental inflation. While we have always been confident in the Barlow Park development, we are particularly pleased that all signs point to it coming online right in the sweet spot of the market recovery," says Pautz.

Barlow Park is located at 180 Katherine Street in the financial capital of Sandton. The property enjoys a prime position edged by the M1 highway and the major arterial of Katherine Street. It is less than two kilometers from the Grayston Avenue and Marlboro Drive offramps from the M1.