

Radisson®  
SAFARI RESORT HOEDSPRUIT



*120-room hotel boasting spectacular views of the  
Drakensberg Mountains in the heart of the Lowveld,  
close to the Kruger National Park and the Blyde River Canyon*

A Lowland Invest (PTY) Ltd. project

Hoedspruit, Limpopo, South Africa

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## Nature is our backyard

Radisson Safari Resort is situated in the Kruger to Canyon biosphere and only 2 kilometers from Hoedspruit town, one of South Africa's most attractive safari destinations.

The Blyde River Canyon is right on your doorstep and is the 3rd largest canyon in the world, surrounded by the beautiful Drakensberg Mountains, with Mariepskop as the highest peak. The canyon extends its reach through the Blyde River, which forms the stage for a number of high energy sports. Water sports such as kayaking, river rafting and tubing are frequent activities here and in the surrounding area you can enjoy quad biking, abseiling, hiking, bird watching and horse riding. Nature enthusiasts are offered a king's choice of public and

private game reserves, where the Big 5 roam freely. Amongst these choices is the famous Kruger National Park, which situated a mere 60km away. Even closer are a variety of private game reserves which are home to notable projects, such as the Hoedspruit Endangered Species Centre and the Moholoholo Rehabilitation Centre.

Hoedspruit town, although small, offers all the needed facilities of major retail stores, doctors, chemists as well as a choice of excellent restaurants. Many of South Africa's best fruit farmers surround the town which gives you the opportunity to enjoy excellent fruit and vegetables from neighbouring farms. Golf enthusiasts can pick from a number of top golf courses.

Locally, the Drakensig golf course is right on your doorstep and not too far away you can tee off at the Sabie River golf course or the Skukuza golf course within the Kruger National Park. Playing at these special courses is a real treat and a truly different experience.

### The Equine House

The Equine House equestrian centre has been built in a class of its own and is situated adjacent to Radisson Safari Resort. It's an ideal starting point for horseback safaris in the bush.

### Other activities include:

- Big 5 Game drives including exquisite sunset dinners
- Walking with big cats and early morning breakfasts
- Hot Air Ballooning
- White River Rafting
- Microlight flights
- Abseiling
- Kloofing
- Blyde Boat Cruises
- Spa and Beauty treatments
- Bird watching
- Hiking trails



## Hospitality is in our nature

Radisson Safari Resort offers a total of 120 rooms. Facilities in the resort will include a restaurant, lounge, bar, conference facilities, two large swimming pools and a state of the art wellness centre. All rooms boast spectacular views of the pristine African Bushveld, with the majestic Drakensberg Mountains as a phenomenal backdrop.

Radisson Safari Resort will be the first hotel in the area that crosses star ratings and will serve both leisure and business guests in style and comfort. The four and a half star resort will be a sought-after retreat for business professionals, couples, families and holiday-makers alike.

Accommodation at Radisson Safari Resort ranges from spacious standard rooms up to luxurious suites with a private plunge pool.





### Standard Room (28 m<sup>2</sup>)

All 40 elegantly decorated standard rooms feature a private 6 m<sup>2</sup> balcony with uninterrupted views of the Drakensberg Mountains. The bathroom includes a large walk in shower, basin and toilet. Most rooms will have a king size double bed and some of the rooms will have two single or two double beds.



### Luxury Room (31 m<sup>2</sup>)

The 48 spacious luxury rooms all have large king size beds. The spacious bathrooms are fitted with a large walk in shower, toilet, double basin and a bath. Each luxury room features a private balcony overlooking pristine bushveld.



### Executive Room (41 m<sup>2</sup>)

The 24 executive rooms will each be elegantly decorated in a modern safari style. In addition to a large king size bed the rooms will have a corner sofa and coffee station. The spacious bathrooms are fitted with a large walk in shower, toilet, double basins and a large bath. All executive rooms feature a spacious balcony with uninterrupted views of the Drakensberg Mountains.



### Suite (58 m<sup>2</sup>)

Each of the 8 suites are situated in the garden of the resort, overlooking the Drakensberg Mountains and will be elegantly decorated in a modern safari style. Each suite has its own private deck and plunge pool, with a thatch covered sala providing shade in the afternoons enabling balmy poolside relaxation. The bathrooms are fitted with a large walk in shower and a luxurious freestanding bath.



**Ground Floor**

- L1 L2 L3 L4
- L9 L10 L11 L12
- L17 L18 L19 L20
- L25 L26 L27 L28
- SU1 SU2
- SU3 SU4
- SU5 SU6
- SU7 SU8
- E1 E2 E3 E4
- E9 E10 E11 E12
- E17 E18 E19 E20

- S1 S2 S3 S4
- S9 S10 S11 S12
- S17 S18 S19 S20
- S25 S26 S27 S28
- S33 S34 S35 S36
- L33 L34 L35 L36
- L41 L42 L43 L44

wellness & spa

conference centre

entrance

main entrance



**First Floor**





## The nature of your investment

Choosing the right property investment can be a difficult decision, either as a new investor or an experienced investor looking to expand your portfolio. Radisson Safari Resort is situated in one of South Africa's most popular and fast growing safari destinations, ensuring high occupancies that result in a generous return on investment.

Property in general over the past years has developed into a preferred investment route, in comparison to poor returns from traditional savings accounts, and has generated overall better returns than stock and shares over the past 20 years.

Hotel room investment is considered a property investment no other than a buy-to-let, however it is a truly hands-off, and hassle free investment as the hotel management company manages everything on your behalf of as an owner, safeguarding your investment.

Popularity of hotel room investment has rapidly increased; investors are turning towards this route more and more, due to its completely passive nature, guaranteed high returns and secure buy back options.

The management company of the hotel pays out the returns on investment on an annual basis. All investments are in South African Rand and all returns will be paid out in South African Rand.

### Return on investment

A 7 or 12 year investment plan is offered with returns up to more than 12% average per year. After year 12 and in the case that the owner chooses not to sell the unit, the return on investment will be determined based upon profits previously realised by the hotel management company. The owner will receive a renewal proposal for consideration.



### Exit strategy

As with any investment the investor should be familiar with the options for exit. Through this unique structure there are a number of exit strategies available to you.

- At the end of year 7 a guaranteed buy back of your unit at 105% of the purchase price is offered. Should you choose this option, written notification is required one year in advance. The unit will be bought back within a maximum of 12 months.

- At the end of year 12 a guaranteed buy back of your unit at 110% of the purchase price is offered. Should you choose this option, written notification is required one year in advance. The unit will be bought back within a maximum of 12 months.

- At any time you have the option to sell your unit on the open market.

### Purchase Process

Lowland Invest will assist you throughout the entire purchase process. All contracts can be signed anywhere in the world and emailed to our conveyancing attorneys. All costs of transfer of the unit into your name are included in the purchase price.

A 25% deposit will be payable in order to secure your investment. Upon commencement of construction the remainder is payable. The guaranteed return on investment commences on the date that full payment is received.

Construction of the hotel will start as soon as 40 units have been sold. In the event that construction of the hotel does not commence before 1 January 2020 the received deposit of 25% will be refunded to you with interest.

### Hotel Management

The hotel management will be undertaken by one of three (currently shortlisted) globally operating hotel brands. This will ensure the creation of a high end product, full customer service and an unforgettable ambiance and experience.

The hotel management company will service both business and leisure guests in style. Guest comfort and fulfillment will be at the heart of the ongoing hotel operations. Serviced to the highest standard Radisson Safari Resort offers purchasers and guests full confidence in the management and operation of this luxury resort.

For the investor the hotel management company is committed to high occupancy levels year-on-year, ensuring annual payment of the return on investment. The hotel management company will also be committed to maintaining the rooms, public areas and services to an exceptionally high standard.



## The nature of our commitment



### Owners Club

We highly value our investors. We have created a membership club for you as an owner to enjoy a superior hotel experience from the moment you arrive till the moment you leave. As a valued member of the Owners Club you will be rewarded with a collection of exclusive privileges and generous discounts while staying at Radisson Safari Resort Hoedspruit.

The following privileges apply to Owner Club members:

#### Silver (one unit):

- You will become a silver member through an investment in one unit
- One week free accommodation in the same room type as invested in (subject to availability)
- 15% discount off accommodation rack rate (or lowest room rate tariff)
- Early check-in (peak season subject to availability)
- Extended checkout (peak season subject to availability)
- Welcome drink upon arrival

#### Gold (two units):

- You will become a gold member through an investment in two units
- Three weeks free accommodation in the same room type as invested in (subject to availability)
- All silver benefits, plus
- Complimentary breakfast
- 15% off spa treatments
- 10% discount in the restaurant and bar

#### Platinum (three units or more):

- You will become a platinum member through an investment in three units or more, or with an investment in one suite.
- Six weeks free accommodation in the same room type as invested in (subject to availability), or in the event of investment in one suite, two weeks free accommodation in a suite.
- All gold benefits
- Free upgrade to next the room type (subject to availability, not applicable for investment in a suite)
- Fresh fruit and champagne in your room upon arrival
- A free safari game drive in the adjacent wilderness area

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