

# ENJOY THE **FAB** LIFE AT LOMBARDY ESTATE AND HEALTH SPA

Lombardy Estate and Health Spa in Pretoria has much to offer owners by way of features, advantages and benefits (FAB). 'The Estate looks great! The developer has made serious progress on site. Lombardy Estate is now living up to our vision and we are very proud to have been involved in creating these homes.' So says Greg Truen from award-winning architects Stefan Antoni Olmesdahl Truen.



## Features

- Almost 100 hectares of pristine country estate
- Unique architecture reinterpreted from Frank Lloyd Wright's 'Prairie' style
- Estate master-planning by international architects WATG
- Designed by award-winning local architect *Stefan Antoni Olmesdahl Truen*, and QTS Architects
- Flowing lakes system and extended green spaces
- Fresh water lakes and water features will have a total surface area in excess of 2 Ha, representing one of the largest projects of its kind in South Africa
- Biological treatment of the lakes and water features will be suitable to sustain plant and aquatic life without chemicals nor the risk of stagnant waters
- Landscaped gardens
- 5-Star Boutique Hotel and Conference Centre
- Health Spa to open in 2011 and operated by *Spas of Distinction*
- *Lombardy Fountains* – One, two & three-bedroom full-title townhouses ranging in size from 154m<sup>2</sup> to 285m<sup>2</sup>.
- *Lake Lombardy* – Two & three-bedroom full-title boutique homes ranging from 280m<sup>2</sup> to 364m<sup>2</sup>.
- *Lombardy Stands* – Freestanding properties ranging from 734m<sup>2</sup> and up to 1950m<sup>2</sup>.

## Advantages

- Backed by international conglomerate - *The Kharafi Group* – with successful South African developments including the award winning *Oubaai Golf Resort* in Herolds Bay, and the 5-star *Sheraton Hotel* in Pretoria
- Growing community of young professionals and industry leaders nurturing a culture of excellence (with one home owner's residence to be profiled by *Top Billing* magazine in December 2010)
- Approximately 40 permanent gardening and maintenance staff looking after expansive green areas that includes 25 different varieties of indigenous trees, and more than 45 varieties of indigenous bushes, shrubs and flowers (Lombardy Estate was featured in *Landscape SA's* July/August 2010 edition)
- Security system – featuring access control, a covert perimeter intrusion detection system, high-speed dome cameras for 24 hour surveillance and the latest in high security fencing engineered to disappear into the background whilst high density, high tensile mesh includes apertures too narrow for finger and footholds, preventing climbing or cutting with standard tools

## Benefits

- Secure, country lifestyle in the city, offering peace and tranquillity
- Close to major shopping centres and schools
- Quality fixtures, fittings and finishes
- Large open interiors and large patios that invite the outside in
- Abundant wild and birdlife on your doorstep



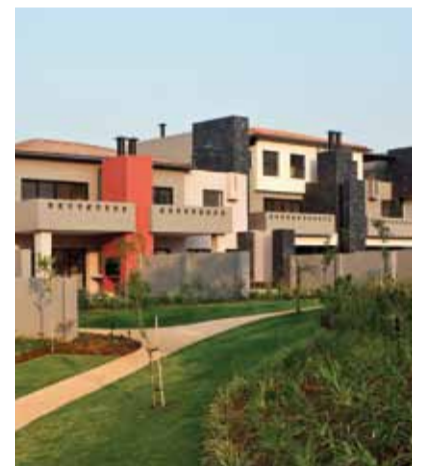
Lombardy Lakes Unit



Lombardy Fountains Units



Private Residence Built on Stand



Lombardy Fountains Gardens

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LOMBARDY

ESTATE & HEALTH SPA

[www.lombardystate.co.za](http://www.lombardystate.co.za)

Townhouses from R975 000 | Boutique homes from R2.5m  
Stands from R900 000 (Prices correct at date of submission to press.)