



moolmangroup

O U R N A M E P R E C E D E S U S

EST. 1967

CORPORATE BROCHURE — 2026

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Moolman Group Milestones



1967-1989

- 1967**
- The Moolman business enterprise is founded by Dr. Jan Moolman. The first commercial property bought is a stand at the corner of Market and Grobler Streets in Pietersburg, developed into a parking lot by Frieda Moolman.
- 1973**
- Jannie Moolman joins the family business and Jan Moolman Boukontrakteurs is formed.
- 1975**
- Friederich Moolman joins the family business.
- 1976**
- The Moolman Group expands into other fields of the building industry; Pietersburg Concrete Products is founded.
- 1980**
- Further expansion into steel; Northern Transvaal Steel & Reinforcing is founded.

1990-1999

- 1990**
- It is the start of the Moolpark Office Buildings Development | 10 000m²
- 1991 - 1992**
- Acquired the Pioneer Building Polokwane.
 - Game Centre Polokwane Phase 1 is built at 8 000m². Thereafter it's expanded twice. It still remains the biggest Game in the country.
- 1995 - 1997**
- Pieter Lombaard joins Moolman Group in 1996.
 - From 1997 to 2007 Moolman Group developed four Parmalat Distribution Centres in Midrand, Nelspruit, Pietersburg and Muizenberg.
 - Developed Game Centre Windhoek, N1 Cape Town, George, Bloemfontein and Kimberley.
 - Developed N1 City Complex, Cape Town.
 - Developed the Premier's Office Block, Polokwane.
 - Developed the Department of Public Works Building, Polokwane | 14 329m²



2000-2004

- 2000- 2002**
- Moolman Group's first acquisition in Gauteng is the 2 000m² Illovo Building, Oxford Road, Johannesburg.
 - Developed MedScheme Offices, Bryanston, Johannesburg.
 - Acquired Bosh Building, Midrand, Gauteng.
 - Developed Cycad Centre, Polokwane.
 - Developed Cycad Estate – Residential Estate consisting of 123 upmarket houses, Polokwane.
- 2003**
- Developed the first Makro in Wonderboom, Pretoria | 17 644m²



2005-2010

- 2005**
- Steph Beyers and Pieter Beyers joins Moolman Group.
- 2007**
- **Makro Six Fountains** Pretoria, Gauteng | 16 562 m²
- 2009**
- Moolman Group Head Office relocates from Polokwane to Pretoria.
- 2010**
- Sönke Moolman-Pautz joins Moolman Group
 - **Makro Polokwane** Polokwane, Limpopo | 15 622 m²



2011

- First significant investment in larger regional shopping centres boosts the Moolman Group portfolio.
- **Mall of the North** Polokwane, Limpopo | 78 037 m²
- **Virgin Active Klipriver** Johannesburg, Gauteng | 4 350 m²



2012-2014

- 2012**
- JZ Moolman joins Moolman Group
 - **Middelburg Mall (Phase 1)** Middelburg, Mpumalanga | 43 788 m²
 - **Makro Bloemfontein** Bloemfontein, Free State | 17 049 m²
 - **Lephalale Mall (Phase 1)** Lephalale, Limpopo | 15 800 m²
- 2013**
- **Waterfall Maxwell Office Park** Johannesburg, Gauteng | 38 000 m²
 - **Kuruman Mall** Kuruman, Northern Cape | 26 801 m²
 - **Makro Alberton** Alberton, Gauteng | 19 008 m²
- 2014**
- Louis Moolman joins Moolman Group
 - **Soshanguve Crossing** Pretoria, Gauteng | 39 209 m²
 - **Middelburg Mall (Phase 2)** Middelburg, Mpumalanga | 12 473 m²
 - **Game Centre Vryburg** Vryburg, North West | 7 028 m²
 - **Riverside Shopping Centre** Johannesburg, Gauteng | 5 161 m²



2015

- **Meadowdale Mall** Johannesburg, Gauteng | 49 683 m²
- **Mall at Newmarket (Phase 1)** Alberton, Gauteng | 40 436 m²
- **West End Office Park** Pretoria, Gauteng | 22 845 m²
- **Lephalale Mall (Phase 2)** Lephalale, Limpopo | 20 931 m²
- **Jean Crossing** Pretoria, Gauteng | 11 000 m²
- **Babcock Middelburg** Middelburg, Mpumalanga | 8 021 m²



2016-2017

- 2016**
- **Village Mall** Hartebeespoort, North West | 23 679 m²
 - **Makro Carnival** Johannesburg, Gauteng | 21 669 m²
 - **Miway Offices** Pretoria, Gauteng | 8 004 m²
 - **Komatipoort Shoprite Centre** Komatipoort, Mpumalanga | 5 895 m²
 - **Virgin Active Annlin** Pretoria, Gauteng | 3 150 m²
- 2017**
- Moolman Group celebrates 50 years in business.
 - **Musina Mall** Musina, Limpopo | 30 435 m²
 - **Kaalfontein Corner** Johannesburg, Gauteng | 10 297 m²
 - **Great North Plaza** Musina, Limpopo | 5 041 m²



2018-2019

- 2018**
- **North Cape Mall** Kimberley, Northern Cape | 32 275 m²
 - **Northridge Mall** Bloemfontein, Free State | 29 510 m²
 - **Builders Warehouse Rustenburg** Rustenburg, North West | 8 479 m²
 - **Matsamo Plaza** Buffelspruit, Mpumalanga | 8 087 m²
 - **Baobab Gardens** Polokwane, Limpopo | 19 032 m²
- 2019**
- **Ferndale on Republic** Randburg, Gauteng | 53 914 m²
 - **Sam Ntuli Mall** Kathlehong, Gauteng | 27 293 m²
 - **Rand Steam Shopping Centre** Johannesburg, Gauteng | 5 808 m²



2020-2021

- 2020**
- **Boxer Distribution Centre Polokwane** Polokwane, Limpopo | 13 813 m²
- 2021**
- **Rustenburg Mall** Rustenburg, North West | 39 564 m²
 - **Princess Mkabayi Mall** Vryheid, KwaZulu-Natal | 30 902 m²
 - **Eden Meander** George, Western Cape | 30 054 m²
 - **Westend Office Park** Centurion, Gauteng | 22 846 m²
 - **Rembrandt Mall** Paarl, Western Cape | 19 169 m²
 - **Vergelegen Plein (Phase 2)** Somerset West, Western Cape | 18 000 m²
 - **Baobab Gardens** Polokwane, Limpopo | 14 722 m²
 - **Barlow Park Retail** Johannesburg, Gauteng | 6 648 m²
 - **Builders Warehouse - Wonderboom** Pretoria, Gauteng | 3 318 m²



2022 - 2023

- 2022**
- **Hebron Mall** Hebron, Gauteng | 30 294 m²
 - **Merino Mall** Ermelo, Mpumalanga | 28 476 m²
 - **Matsamo Mall** Buffelspruit, Mpumalanga | 10 826 m²
 - **Koedoespoort Build It** Pretoria, Gauteng | 1 370 m²
 - MPower - The Moolman Group Sustainable Energy Corporation launches.
- 2023**
- **Boxer Distribution Centre Carnival** Johannesburg, Gauteng | 29 754 m²
 - **The Greenery Shopping Centre** Polokwane, Limpopo | 10 754 m²
 - **Engen Garage Annlin** Pretoria, Gauteng | 3 912 m²
 - **Builders Express Polokwane** Polokwane, Limpopo | 2 378 m²
 - **Mall at Newmarket (Phase 2)** Alberton, Gauteng | 11 500 m²



2024

- **Lephalale Mall (Phase 3)** Lephalale, Limpopo | 38 054 m²
- **Princess Mkabayi Mall** Vryheid, KwaZulu-Natal | 30 902 m²
- **Eden Meander** George, Western Cape | 30 054 m²
- **Westend Office Park** Centurion, Gauteng | 22 846 m²
- **Rembrandt Mall** Paarl, Western Cape | 19 169 m²
- **Vergelegen Plein (Phase 2)** Somerset West, Western Cape | 18 000 m²
- **Baobab Gardens** Polokwane, Limpopo | 14 722 m²
- **Barlow Park Retail** Johannesburg, Gauteng | 6 648 m²
- **Builders Warehouse - Wonderboom** Pretoria, Gauteng | 3 318 m²



2025

- **Riverfields Business Park North (Phase 1)** Kempton Park, Gauteng | 23 686 m²
- **Vergelegen Plein (Final Phase)** Somerset West, Western Cape | 18 000 m²
- **Segonyana Mall** Kuruman, Northern Cape | 11 000 m²
- **Takealot DC Polokwane** Polokwane, Limpopo | 7 427 m²
- **Westend Office Park Block F** Centurion, Gauteng | 4 762 m²
- **Cashbuild Retail Centre** Polokwane, Limpopo | 2 669 m²
- **Bethlehem Drive Throughs** Bethlehem, Free State | 781 m²
- **Barlow Park (Phase 2)** Johannesburg, Gauteng | 846 Apartments



2026

- **Prince Buthelezi Mall** Empangeni, Kwa-Zulu Natal | 37 000 m²
- **Garden Walk Mall** Hartenbos, Western Cape | 20 000 m²
- **Riverside Business Park (Building A, E & G)** Somerset West, Western Cape | 7 118 m²
- **Riverfields Business Park North (Phase 2)** Johannesburg, Gauteng
- **Rembrandt Mall Renovation** Paarl, Western Cape
- **Komatipoort Shoprite Centre Expansion** Komatipoort, Mpumalanga | 1 200 m²
- **Middelburg Mall Renovation** Middelburg, Mpumalanga | Q4 2026
- **Kuruman Mall Renovation** Kuruman, Northern Cape | Q4 2026
- **North Cape Mall Renovation** Kimberley, Northern Cape | Q4 2026



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STAY HUMBLE
IN TIMES OF
SUCCESS,
STAND FIRM IN
THE FACE OF
ADVERSITY

Mission

Our mission is to maximise long-term returns for our shareholders through property investment.

PHILOSOPHY

- Cultivate a strong group of well-managed companies with a commitment to honesty hard work, excellent customer service and profitability.
- Fulfil our responsibilities to our employees by continually creating opportunities for their advancement, realising that people are our most important asset and resource.
- Foster sound relationships with our tenants, advisors, suppliers, associates, and the community at large; and to stand by our absolute integrity as business people.



ABOUT MOOLMAN GROUP



From small beginnings in 1967, as a Polokwane-based family business, Moolman Group evolved into a respected property investment enterprise that owns and manages property portfolios across South Africa, and abroad.

Our core business involves further expansion of our diverse property portfolio through both direct acquisition and greenfield development, building on existing interests in the retail, commercial and industrial market segments.

Moolman Group, along with 81 partnerships, holds assets covering 1 317 903 m². This achievement can partially be attributed to our proud reputation of maintaining sound relationships with our wide range of partners.

Our organisation exemplifies a modern South African company, in touch with the realities of an ever-changing socio-economic environment that increasingly relies on entrepreneurial ability, coupled with a pragmatic approach. We are known for our ability to stay grounded in times of success, and to stand firm when faced with challenges.

We provide a comprehensive and professional approach to the development of property, as well as project and property management. No project is too small and irrelevant, or too vast and sophisticated.





JANNIE MOOLMAN
EXECUTIVE CHAIRMAN

This former mayor of Polokwane is an avid pilot, holding both fixed wing and helicopter licences. He also enjoys farming and the outdoors, travelling, golf and time with his family. Raised in Polokwane (Pietersburg), Jannie matriculated at Pietersburg High School in 1969 and furthered his studies at the University of Pretoria, where he obtained a B.Com (Accountancy) degree. He then joined his father in the Moolman Group in 1973 and has since also served on various committees and boards, while remaining an active contributor in his community.



FRIEDERICH MOOLMAN
DIRECTOR

Flying lies close to Friederich's heart; and he holds a gliding licence as well as an instrument rating. However, this former Cape-to-Rio yachtsman also loves to spend time at sea. Born in Welkom in 1955, Friederich relocated with his family to Polokwane (Pietersburg) at a young age, matriculated at Pietersburg High School in 1973, joined the Moolman Group as a partner in 1975, and completed his Certificate in Architectural and Building Management from the Pietersburg Technicon in 1979.



PIETER LOMBAARD
CHIEF EXECUTIVE OFFICER

Pieter has a keen interest in golf, fishing, hunting and general outdoor living, but his true passions are bird watching and spending time with family. He was born and raised in Pretoria, matriculated at Gerrit Maritz High School in 1987, and attained a B.Com (Marketing), followed by Honours in Financial Management from the University of Pretoria. Pieter joined the Moolman Group as Manager: New Business, in 1996 after a short stint with ABSA. He swiftly progressed through the ranks to later become the General Manager, and then CEO of the Group when the head office moved to Pretoria in 2009.



STEPH BEYERS
DIRECTOR: DEVELOPMENTS & NEW BUSINESS

A keen golfer and fitness enthusiast, Steph is also a dedicated family man who hails from Lichtenburg, where he matriculated in 1996. He obtained a B.Com (Accountancy) degree from the University of Potchefstroom and then completed articles with PriceWaterhouseCoopers (PWC) in Cape Town. After a stint as registered CA with PWC in America and Canada, Steph returned to South Africa with its sunny skies and outdoor lifestyle, and joined the Moolman Group in 2005.



SÖNKE MOOLMAN-PAUTZ
DIRECTOR: RETAIL

Sönke enjoys running, swimming, travelling and spending time with her husband and two children. She was born in Polokwane where she spent the first 11 years of her childhood before moving to Somerset West with her family. She matriculated at Parel Vallei High School in 2003 and then obtained a B.Com (Law) degree from the University of Stellenbosch before moving to London where she gained experience as a property broker. Sönke joined the Moolman Group in 2010, and now lives in Pretoria.



PIETER BEYERS
DIRECTOR: DEVELOPMENTS

Pieter devotes most of his free time to his family and also enjoys golf, squash, running, swimming and being in nature. He matriculated at Lichtenburg High School in 1995, before completing a B.Com Honours (Accountancy) degrees at the University of Potchefstroom. He completed his articles with Deloitte and joined the firm's American division for two years, as registered CA. Pieter joined the Moolman Group on his return to South Africa in 2005.



JZ MOOLMAN
DIRECTOR: PRIVATE EQUITY

JZ was born in Polokwane and matriculated at Pietersburg High School in 2001. He obtained a B.Com in Financial Management in 2005 and a BSc in Construction Management in 2008 from the University of Pretoria, followed by a MSc in Construction Project Management from the University of New South Wales in, Australia. JZ's career started at Beckers Construction in 2005, and he joined the Resilient Property Income Fund in 2010, before moving to Moolman Group as Development Manager in 2012. In 2021 JZ joined the team at Fledge Capital where he worked on various private equity transactions. JZ took on an executive role at MPower in 2024 while continuing his responsibilities at the Moolman Family Office.



LOUIS MOOLMAN
DIRECTOR: FAMILY OFFICE

Golf is Louis' favourite activity, in addition to fishing, travelling and relaxing in the bushveld. He was born and raised in Polokwane but completed his matric at the Afrikaanse Hoër Seunskool in Pretoria in 2004. Louis obtained a B.Com Financial Management degree from the University of Pretoria while also earning his national colours in golf. He then pursued a professional career in golf for four years before joining Attacq to assist with its listing on the JSE. Louis is a CFA charterholder and joined the Moolman Group in 2014 as the Investment Manager of the Moolman Family Office.

Main Activities



PROPERTY INVESTMENT

Moolman Group's core business involves the expansion of its property portfolio through both direct acquisition and greenfield development.



LEASING

The Leasing Team upholds strong relationships with both tenants and landlords by developing retail opportunities that support and ensure success for all parties involved.



PROPERTY DEVELOPMENT

The Property Development Division acquires and develops commercial properties for private investment. We offer a full spectrum of services, from site selection, conducting project feasibility studies, preparing preliminary cost estimates and project budgeting to all levels of development coordination, always with due regard to financial planning.



ASSET MANAGEMENT

The Asset Management Division aids clients in maximising the value of their assets through holistic management strategies. This comprises leasing strategies; including the tenant mix, marketing strategies, and investment strategies on acquisitions, disposals and redevelopment functions.



PROJECT MANAGEMENT

The Project Management Division coordinates all client requirements. Services include the preparation of tender and contract documentation; tenant coordination and installation, programme / time management and quality management and includes total financial management and cost control for each project.



PROPERTY MANAGEMENT

The Property Management Division deals with leasing, tenant coordination and installation, full lease administration and rent collection, reporting, facilities management and offers comprehensive preventative maintenance programmes.

SACSC RETAIL DESIGN & DEVELOPMENT AWARDS AND SOUTH AFRICAN PROPERTY OWNERS ASSOCIATION AWARDS

2011			
RDDA	New Retail Development	Mall of the North	Category Winner
THE SPECTRUM AWARD	New Retail Development	Mall of the North	Overall Winner
2012			
RDDA	New Retail Development	Middelburg Mall	Category Winner
SAPOA	New Retail Development	Mall of the North	Category Winner
2016			
RDDA	Renovation & Expansion	Riverside Shopping Centre	Category Winner
2019			
RDDA	New Retail Development	Rand Steam Shopping Centre	Category Winner
2021			
RDDA	New Retail Development	Rustenburg Mall	Category Winner
THE SPECTRUM AWARD	New Retail Development	Rustenburg Mall	Overall Winner
SAPOA	New Retail Development	Rustenburg Mall	Category Winner
2023			
RDDA	New Retail Development	Merino Mall	Category Winner
THE SPECTRUM AWARDS	New Retail Development	Merino Mall	Overall Winner
SAPOA	New Retail Development	Merino Mall	Category Winner
2025			
SAPOA	New Retail Development	Princess Mkabayi Mall	Category Winner
SAPOA	New Retail Development	Princess Mkabayi Mall	Overall Winner

Values

INTEGRITY

- Honour our word
- Fulfill our promises
- Act in the best interest of the Moolman Group brand
- Act responsibly
- Deal with stakeholders in a sincere and transparent manner
- Under promise and over deliver
- Be humble

FINANCIAL PRUDENCE

- Exercise good judgment in the use of money
- Weigh up return on investment against the risks taken
- Make informed, transparent decisions
- Make long-term business decisions
- Continuously monitor and measure investment returns and take corrective action

COMPETENCE

- Understand stakeholders' needs
- Have knowledge, expertise, and experience in our area of responsibility
- Demonstrate good judgment in decision making
- Continuously search for the best implementable solution
- Empower employees to perform
- Trust employees

PASSION

- Perform tasks as well as possible
- Display energy and a positive attitude
- Be ambassadors of our products and services
- Always strive for success
- Be committed and loyal

CARING

- Care for people in our business
- Always listen to other people's opinions
- Treat all people with respect
- Always be accessible



CURRENT & UPCOMING PROJECTS

* Listed according to size

2026



Middelburg Mall Renovation
Middelburg, Mpumalanga | 56 736 m² | Opening Q4 2026



North Cape Mall Renovation
Kimberley, Northern Cape | 32 275 m² | Opening Q4 2026



Prince Buthelezi Mall
Empangeni, KwaZulu-Natal | 37 000 m² | Opened 30 Apr 2026



Kuruman Mall Renovation
Kuruman, Northern Cape | 26 801 m² | Opening Q4 2026



Riverside Business Park
Somerset West, Western Cape | 25 0000 m² | Opening Q1 2026

Riverside Business Park (Phase 2 & 3)
Building A (2 572 m²) & E (2 619 m²) – Opening Q2 2026
Building G (192 m²) – Opening Q4 2026



Riverfields Business Park North Opened (Phase 1-5)
Johannesburg, Gauteng | 23 680 m² | Opened Jul 2026



Garden Walk
Hartenbos, Western Cape | 20 000 m² | Opened 26 Mar 2026



Rembrandt Mall Redevelopment
Paarl, Western Cape | 19 387 m² | Opening Nov 2026



Komatipoort Shoprite Centre Expansion
Komatipoort, Mpumalanga | 1 200 m² | Opening 1 Nov 2026

2027



R21 Riverfields Business Park South
Johannesburg, Gauteng | 43 000 m² | Opening Jan 2027



Kings Walk
Pretoria, Gauteng | 32 000 m² | Opening 29 Apr 2027



Faerie Glen Shopping Centre
Pretoria, Gauteng | Retail - 23 000 m²; Offices - 2 000 m²
Opening Nov 2027



Greengate Lifestyle Centre
Pretoria, Gauteng | 12 000 m² | Opening Apr 2027



Canal Plaza
Cape Town, Western Cape | 10 333 m² | Opening Apr 2027

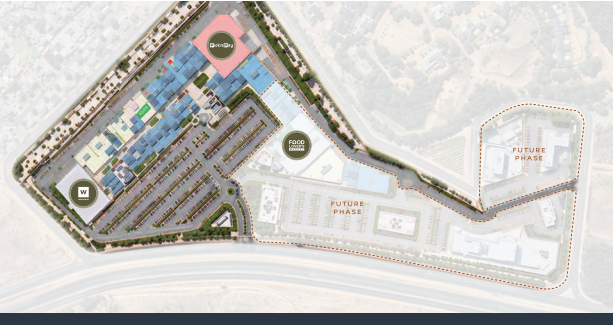


De Poort
Paarl, Western Cape | Retail - 9 000 m²; Tourism - 1 200 m²
120 Residential Units | Opening Oct 2027



Cycad Centre Renovation
Polokwane Limpopo | 5 880 m² | Opening Q2 2027

2028



Diemersfontein Markt
Wellington, Western Cape | 25 000 m² | Opening Oct 2028



Sonheuwel
Mbombela, Nelspruit | 11 000 m² | Opening Sep 2028



Virgin Active Vergelegen Plein
Somerset West, Western Cape | 2 800 m² | Opening Q1 2028

Moolman Family Office



The Moolman Family Office is a standalone body created to independently review, protect, and grow the interests of the wider Moolman family, serving more than 20 family members. There is a specific focus on the non-property investments of the Group which has steadily grown to more than 40% of the family’s net asset value.

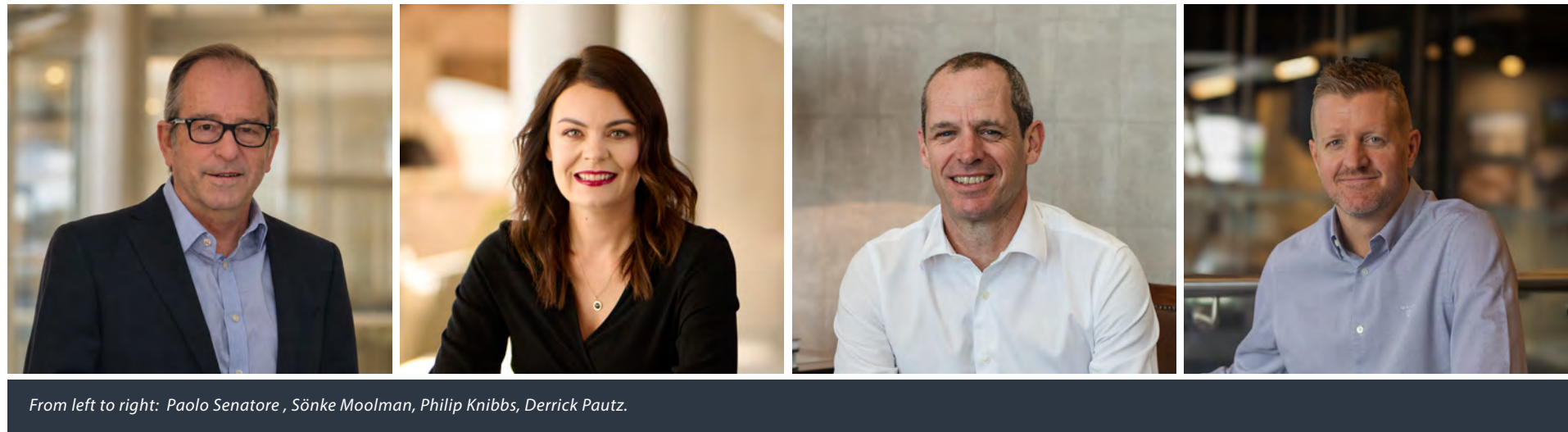
Most of the portfolio remains invested in offshore listed equities. A private equity portfolio has been built up over the years through various funds and direct investments where we are hopeful for further growth and successful exits over time. We are actively seeking to grow this part of the portfolio.

The Moolman Family Office also administers and manages various family trusts, farms and leisure-type assets.

Executive Board Members



Non-Executive Board Members



BUSINESS ASSOCIATES (PROPERTY INVESTMENTS)

The Moolman Group is proud to be associated with the following companies, families and other entities:



REGIONAL SHOPPING CENTRES



MALL OF THE NORTH

SHARE: 20% | SIZE: 77 862 m²

PROVINCE: Limpopo | OPENING DATE: 14 April 2011

NUMBER OF STORES: 180 | www.mallofthenorth.co.za

Corner of N1 & R81, Polokwane



MIDDELBURG MALL

SHARE: 67% | SIZE: 56 736 m²

PROVINCE: Mpumalanga | OPENING DATE: 19 April 2012

NUMBER OF STORES: 136 | www.middelburgmall.co.za

Corner of Samora Machel and Nelson Mandela Drive, Middelburg



FERNDALE ON REPUBLIC

SHARE: 16.67% | SIZE: 53 915 m²

PROVINCE: Gauteng | RELAUNCHED: November 2019

NUMBER OF STORES: 100 | www.ferndaleonrepublic.co.za

Republic Drive, Randburg

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Every development, no matter the size, requires dedication, hard work, and a collaborative effort to bring it to life. Our smaller projects are no exception - they are pivotal in creating vibrant spaces and fostering relationships with retailers who add immense value to our shopping centers. These partnerships are the backbone of our success, and we are proud to work closely with them to deliver impactful results.

PIETER LOMBAARD - MOOLMAN GROUP CEO

PROPERTY PORTFOLIO: RETAIL

SMALL REGIONAL / LARGE COMMUNITY
SHOPPING CENTRES



MEADOWDALE MALL

SHARE: 33% | SIZE: 49 487 m²

PROVINCE: Gauteng | DATE ACQUIRED: 14 July 2015

NUMBER OF STORES: 55 | www.meadowdalemall.co.za

Corner of Edenvale and Van Riebeeck Road, Germiston



MALL AT NEWMARKET

SHARE: 44% | SIZE: 42 756 m²

PROVINCE: Gauteng | OPENING DATE: 22 October 2015

NUMBER OF STORES: 69 | www.mallatnewmarket.co.za

Corner of Heidelberg Road and Ring Road, Newmarket, Alberton



RUSTENBURG MALL

SHARE: 40% | SIZE: 39 564 m²

PROVINCE: North West | OPENING DATE: 29 April 2021

NUMBER OF STORES: 108 | www.rustenburgmall.co.za

Swartruggens Rd (R104), Rustenburg



LEPHALALE MALL

SHARE: 65% | SIZE: 38 054 m²

PROVINCE: Limpopo | OPENING DATE: 27 November 2012

NUMBER OF STORES: 90 | www.lephalalemall.co.za

Corner of Nelson Mandela Drive and Chris Hani Avenue, Onverwacht

PROPERTY PORTFOLIO: RETAIL

REGIONAL AND SMALL
REGIONAL SHOPPING CENTRES



SOSHANGUVE CROSSING

SHARE: 30% | SIZE: 39 209 m²

PROVINCE: Gauteng | OPENING DATE: 22 May 2014

NUMBER OF STORES: 95 | www.soshanguvecrossingmall.co.za

Corner of Ruth First Road & Aubrey Matlala Street, Soshanguve



PRINCE BUTHELEZI MALL

SHARE: 40% | SIZE: 37 000 m²

PROVINCE: Kwa-Zulu Natal | OPENING DATE: 30 April 2026

NUMBER OF STORES: 140 | www.princebuthelezimall.co.za

R102, Empangeni, KwaZulu-Natal



NORTH CAPE MALL

SHARE: 40% | SIZE: 32 275 m²

PROVINCE: Northern Cape | DATE ACQUIRED: 25 October 2018

NUMBER OF STORES: 74 | www.northcapemall.co.za

Memorial Road, Kimberley



PRINCESS MKABAYI MALL

SHARE: 35.14% | SIZE: 30 902 m²

PROVINCE: KwaZulu-Natal | OPENING DATE: 31 October 2024

NUMBER OF STORES: 77 | www.princessmkabayimall.co.za

Oost Street, Vryheid, KwaZulu-Natal

PROPERTY PORTFOLIO: RETAIL

REGIONAL AND SMALL REGIONAL SHOPPING CENTRES



MUSINA MALL

SHARE: 50% | SIZE: 30 453 m²

PROVINCE: Limpopo | OPENING DATE: 30 March 2017

NUMBER OF STORES: 93 | www.musinamall.co.za

Corner of Smelter Avenue & Great North Road (N1), Musina



HEBRON MALL

SHARE: 45% | SIZE: 30 294 m²

PROVINCE: Limpopo | OPENING DATE: 27 October 2022

NUMBER OF STORES: 92 | www.hebronmall.com

2nd Avenue, Akasia, Pretoria



Princess Mkabayi Mall Food Court

PROPERTY PORTFOLIO: RETAIL

SHOPPING CENTRES



EDEN MEANDER

SHARE: 50% | SIZE: 30 054 m²

PROVINCE: Western Cape | DATE ACQUIRED: 18 June 2024

NUMBER OF STORES: 43 | www.edenmeander.co.za

Knysna Road, George



MERINO MALL

SHARE: 50% | SIZE: 28 476 m²

PROVINCE: Mpumalanga | OPENING DATE: 27 October 2022

NUMBER OF STORES: 79 | www.merinomall.co.za

Corner Of Voortrekker Road And Nederlandse Road, Ermelo



KURUMAN MALL

SHARE: 75% | SIZE: 26 801 m²

PROVINCE: Northern Cape | DATE ACQUIRED: 12 December 2013

NUMBER OF STORES: 82 | www.kurumannc.co.za

Livingstone Street, Kuruman



VILLAGE MALL

SHARE: 50% | SIZE: 23 679 m²

PROVINCE: North West | DATE ACQUIRED: 29 February 2016

NUMBER OF STORES: 64 | www.villagemall.co.za

Magalies Boulevard, Hartebeespoort

PROPERTY PORTFOLIO: RETAIL

SHOPPING CENTRES



GARDEN WALK

SHARE: 50% | SIZE: 20 000 m²

PROVINCE: Western Cape | OPENING DATE: 26 March 2026

NUMBER OF STORES: 46 | www.gardenwalk.co.za

N2, off the R102 @ Monte Christo Road



REMBRANDT MALL

SHARE: 50% | SIZE: 19 544 m²

PROVINCE: Western Cape | DATE ACQUIRED: 17 July 2024

NUMBER OF STORES: 85 | www.rembrandtmall.co.za

Corner of Berg River Blvd & Dorp Street, Lemoenkloof, Paarl



MATSAMO MALL

SHARE: 90% | SIZE: 18 913 m²

PROVINCE: Mpumalanga | OPENING DATE: 26 October 2022

NUMBER OF STORES: 59 | www.matsamomall.co.za

Corner of R570 & R232, Schoemansdal, Buffelspruit



MEADOWDALE VALUE CENTRE

SHARE: 50% | SIZE: 18 274 m²

PROVINCE: Gauteng | ACQUIRED DATE: 15 December 2021

NUMBER OF STORES: 29 | www.meadowdalevalue.co.za

Hyperama Link St, Meadowdale, Germiston

PROPERTY PORTFOLIO: RETAIL

SHOPPING CENTRES



VERGELEGEN PLEIN SHOPPING CENTRE

SHARE: 50% | SIZE: 18 000 m²

PROVINCE: Western Cape | ACQUIRED DATE: 15 August 2024

NUMBER OF STORES: 43 | www.vergelegenplein.co.za

Corner of Sir Lowry's Pass and Bizweni Road, Somerset West, Western Cape

“

With a growing local community and strong access, Vergelegen Plein is set to become a premier shopping destination for residents and visitors alike.

SÖNKE MOOLMAN PAUTZ -
MOOLMAN GROUP DIRECTOR OF RETAIL



Merino Mall

PROPERTY PORTFOLIO: RETAIL

NEIGHBOURHOOD CENTRES



The Greenery Shopping Centre



Jean Crossing Shopping Centre



Riverside Shopping Centre



Segonyana Mall

NEWPARK SHOPPING CENTRE		100% SHARE
Size: 12 720 m²	Province: Northern Cape	
Numbers of stores: 40	Date acquired: 01 Oct 2009	
Corner of Bultfontein & Long Street, Kimberley		
www.newparkcentre.co.za		

SASOLBURG JUNCTION		50% SHARE
Size: 12 109 m ²	Province: Free State	
Numbers of stores: 33	Date acquired: 28 May 2013	
Fichardt Street, Sasolburg		
www.moolmangroup.co.za/portfolio/sasolburg-mall/		

SEGONYANA MALL		80% SHARE
Size: 11 000 m²	Province: Northern Cape	
Numbers of stores: 32	Date acquired: 27 Nov 2025	
Corner of Tsening Road and Bree St, Kuruman, Northern Cape		

JEAN CROSSING		46.66% SHARE
Size: 11 000 m²	Province: Gauteng	
Numbers of stores: 37	Opening date: 15 Mar 2015	
Corner of Jean Avenue & Rabie Street, Centurion		
www.jean-crossing.co.za		

KAALFONTEIN CORNER		100% SHARE
Size: 10 297 m²	Province: Gauteng	
Numbers of stores: 33	Opening date: 30 Nov 2015	
Corner of Main Road (K111) & Angelfish Street, Kaalfontein, Tembisa		
www.kaalfonteincorner.co.za		

BARLOW PARK RETAIL		12.5% SHARE
Size: 6 648 m²	Province: Gauteng	
Numbers of stores: 19	Opening date: Feb 2024	
180 Katherine Street, Barlow Park, Sandton		

THE GREENERY SHOPPING CENTRE		50% SHARE
Size: 10 754 m²	Province: Limpopo	
Numbers of stores: 28	Opening date: 26 Oct 2023	
Corner of Grobler and Oost Street, Polokwane		
www.thegreeneryshopping.co.za		

SHOPRITE CENTRE MANKWENG		100% SHARE
Size: 6 382 m ²	Province: Limpopo	
Numbers of stores: 14	Date acquired: 11 Jul 2005	
University Road, Mankweng		
www.moolmangroup.co.za/portfolio/shoprite-centre-mankweng/		

CYCAD CENTRE		100% SHARE
Size: 5 934 m²	Province: Limpopo	
Numbers of stores: 19	Opening date: 1 Apr 2005	
114 General Maritz Street, Polokwane		
www.moolmangroup.co.za/portfolio/cycad-centre/		

SHOPRITE CENTRE KOMATIPOORT		70% SHARE
Size: 5 895 m²	Province: Mpumalanga	
Numbers of stores: 18	Opening date: 23 Nov 2016	
Rissik Street, Komatipoort		
www.moolmangroup.co.za/portfolio/shoprite-komatipoort/		

RAND STEAM		40% SHARE
Size: 5 808 m²	Province: Gauteng	
Numbers of stores: 27	Opening date: 25 Apr 2019	
Corner of Napier Road & Barry Hertzog Avenue, Johannesburg		
www.randsteamcentre.co.za		

MAGALIES VIEW		100% SHARE
Size: 5 178 m ²	Province: North West	
Numbers of stores: 17	Date acquired: 08 Jan 2007	
<i>Corner of Marlin Road & Korokoro Street, Rustenburg</i>		
www.magaliesview.co.za		

RIVERSIDE SHOPPING CENTRE		100% SHARE
Size: 5 161 m ²	Province: Gauteng	
Numbers of stores: 31	Date acquired: 30 Jun 2014	
Corner of Bryanston Drive & Cambridge Road, Johannesburg		
www.shopriversidecentre.co.za		

GREAT NORTH PLAZA		50% SHARE
Size: 5 041 m²	Province: Limpopo	
Numbers of stores: 9	Date Acquired: 30 Mar 2017	
Corner of R518 & Jane Furse Road, Lebowakgomo		

CASHBUILD CENTRE LEBOWAKGAMO		75% SHARE
Size: 3 897 m²	Province: Limpopo	
Numbers of stores: 10	Date Acquired: 7 Feb 1996	
Corner of R518 & R579, Lebowakgomo		
www.moolmangroup.co.za/portfolio/cash-build-centre-lebowakgomo/		

MADIBA PARK CENTRE		100% SHARE
Size: 3 039 m²	Province: Limpopo	
Numbers of stores: 6	Date Acquired: 16 May 2012	
Nelson Mandela Drive, Polokwane		
www.moolmangroup.co.za/portfolio/cashbuild-centre-seshego/		



Rand Steam Shopping Centre

PROPERTY PORTFOLIO: RETAIL

VALUE CENTRES & OTHER



Checkers Lavender Square



Makro Six Fountains



Virgin Active Wonderboom

SIX FOUNTAINS LIFESTYLE CENTRE		50% SHARE
Size: 29 730 m ²	Province: Gauteng	
Solomon Mahlangu Drive, Pretoria		

MAKRO CARNIVAL CITY		100% SHARE
Size: 21 669 m ²	Province: Gauteng	
Heidelberg Road, Brakpan		

MAKRO ALBERTON		50% SHARE
Size: 19 008 m ²	Province: Gauteng	
Corner of Heidelberg Road & Ascot Street, Alberton		

MAKRO WONDERBOOM		42.5% SHARE
Size: 17 644 m ²	Province: Gauteng	
270 Lavender West Road, Pretoria		

MAKRO BLOEMFONTEIN		50% SHARE
Size: 17 049 m ²	Province: Free State	
Cnr Walter Sisulu Road &, Eland Street, Kwaggafontein, Bloemfontein		

MAKRO POLOKWANE		100% SHARE
Size: 15 622 m ²	Province: Limpopo	
Marmer Street, Polokwane		

GAME POLOKWANE		50% SHARE
Size: 15 224m ²	Province: Limpopo	
Corner of Hospital & Market Street, Polokwane		

LAVENDER SQUARE		50% SHARE
Size: 11 364 m ²	Province: Gauteng	
26 Lavender Road, Pretoria		

GAME CENTRE VRYBURG		100% SHARE
Size: 7 028 m ²	Province: North West	
100 Market Street, Vryburg		

GAME MAKHADO		50% SHARE
Size: 5 682 m ²	Province: Limpopo	
Corner of Songozwi & President Street, Louis Trichardt		

THE MELTZ CENTRE		50% SHARE
Size: 4 813 m ²	Province: Western Cape	
Corner of N2 & Broadway Boulevard, Somerset West		

MCDONALD'S & SASOL - BAOBAB GARDENS		50% SHARE
Size: 1 018 m ²	Province: Limpopo	
Aloe Vera Street, Polokwane, Limpopo		

VIRGIN ACTIVE WONDERBOOM		50% SHARE
Size: 3 150 m ²	Province: Gauteng	
Lavender Road West, Pretoria		

PENNYPINCHERS WONDERBOOM		50% SHARE
Size: 2 941 m ²	Province: Gauteng	
Lavender Road West, Pretoria		

CASHBUILD RETAIL CENTRE		50% SHARE
Size: 2 669 m ²	Province: Limpopo	
Baobab Gardens, Munick Avenue, Polokwane, Limpopo		

U-SAVE SESEGO		100% SHARE
Size: 960 m ²	Province: Limpopo	
52 Kwena Street, Moloto, Polokwane		

BETHLEHEM - DRIVE THROUGH NODE		55% SHARE
Size: 781 m ²	Province: Free State	
N5 National Road, Bethlehem, Free State		



Bethlehem - Drive Through Node



McDonald's & Sasol - Baobab Gardens



Cashbuild Retail Centre

BUILDERS WAREHOUSE RUSTENBURG		100% SHARE
Size: 8 479 m²	Province: North West	
Opening date: 25 Oct 2018		
Waterberg Ave, Rustenburg Rural, Rustenburg		

BUILDERS EXPRESS BETHLEHEM		55% SHARE
Size: 3 513 m²	Province: Free State	
Opening date: 28 Nov 2024		
Cnr N5 & Paul Laesecke Avenue, Bethlehem		

BUILDERS EXPRESS WONDERBOOM		50% SHARE
Size: 3 318 m²	Province: Gauteng	
Opening date: 25 Jul 2024		
57 Lavender Road West, Annlin West, Pretoria		

BUILDERS EXPRESS HARTEBEESPOORT		50% SHARE
Size: 2 926 m²	Province: North West	
Opening date: 28 Nov 2024		
Magalies Boulevard, R511, Schoemansville, Hartbeespoort		

BUILDERS EXPRESS BAOBAB		50% SHARE
Size: 2 378 m²	Province: Limpopo	
Opening date: 26 Oct 2023		
Munnik Ave, Sterpark, Baobab Corner , Polokwane		

BUILD IT KOEDOESPOORT		50% SHARE
Size: 1 319 m²	Province: Gauteng	
Opening date: 1 Oct 2022		
1D Bloubokkie St, Koedoespoort Industrial, Pretoria		



Koedoespoort Build It



Builders Express Baobab Gardens

PROPERTY PORTFOLIO: RETAIL

MOTOR & AUTOMOTIVE



Wonderboom Motor Town

WONDERBOOM MOTORTOWN		50% SHARE
Size: 11 619 m²	Province: Gauteng	
26 Lavender Road, Pretoria		

WONDERBOOM AUTO EXTREME		50% SHARE
Size: 9 166 m²	Province: Gauteng	
57 Lavender Road West, Pretoria		

ENGEN GARAGE – ANNLIN		50% SHARE
Size: 3 912 m²	Province: Gauteng	
Lavender Road West, Annlin West		

PHILWEST		100% SHARE
Size: 1 643 m²	Province: Western Cape	
158 Main Road, Somerset West		



Wonderboom Auto Extreme

PROPERTY PORTFOLIO: RETAIL

CBD BUILDINGS

CITY CENTRE		100% SHARE
Size: 9 178 m²	Province: Limpopo	
Corner of Rissik and Bok Dahl Street, Polokwane CBD		

ABSA TZANEEN		33.33% SHARE
Size: 7 433 m²	Province: Limpopo	
Danie Joubert Street, Tzaneen		

LIBRARY GARDENS RETAIL		33% SHARE
Size: 3 858 m²	Province: Limpopo	
61 Hans van Rensburg Street, Polokwane		

KFC RISSIK STREET		100% SHARE
Size: 2 661 m²	Province: Limpopo	
Rissik Street, Polokwane		

JET MIDDELBURG		50% SHARE
Size: 2 322 m²	Province: Mpumalanga	
25 SADC Street, Middelburg		

24 THABO MBEKI		100% SHARE
Size: 2 138 m²	Province: Limpopo	
24 Thabo Mbeki Street, Polokwane		

73 SCHOEMAN STREET		100% SHARE
Size: 1 560 m²	Province: Limpopo	
73 Schoeman Street, Polokwane		

2 DANIE JOUBERT STREET		33% SHARE
Size: 732 m²	Province: Limpopo	
2 Danie Joubert, Tzaneen		



PROPERTY PORTFOLIO:

INDUSTRIAL & WAREHOUSES



BOXER CARNIVAL		60% SHARE
Size: 29 754 m²	Province: Gauteng	
Corner of Heidelberg Road & New Kleinfontein Road, Brakpan		

BOXER POLOKWANE		50% SHARE
Size: 14 483 m²	Province: Limpopo	
Corner of Zurich & Veldspaat Street, Koppiefontein, Polokwane		

FRESHMARK		100% SHARE
Size: 9 443 m²	Province: Limpopo	
2 Michelle Crescent, N1 Industrial Park, Polokwane		

TEMPEST BUILDING		50% SHARE
Size: 9 042 m²	Province: Limpopo	
Corner of Blaauwberg Street & Railway Street, Polokwane		

BABCOCK		66.67% SHARE
Size: 8 021 m²	Province: Mpumalanga	
Corner of Samora Machel Drive & Kilo Street, Middelburg		

TAKEALOT DISTRIBUTION CENTRE		45% SHARE
Size: 7 427 m²	Province: Limpopo	
N1 Business Park, Polokwane, Limpopo		

PROPERTY PORTFOLIO: COMMERCIAL

COMMERCIAL

MAXWELL OFFICE PARK

50% SHARE

Size: 38 000 m ²	Province: Gauteng
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54 Maxwell Drive, Woodmead North Office Park, Waterfall City

WORKS TOWERS

50% SHARE

Size: 27 507 m ²	Province: Limpopo
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43 Kerk Street, Polokwane

WESTEND OFFICE PARK

33% SHARE

Size: 32 000 m ²	Province: Gauteng
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250 Hall Street, Centurion

BAOBAB GARDENS

50% SHARE

Size: 14 722 m ²	Province: Limpopo
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Munnik Avenue, Polokwane

MIWAY

100% SHARE

Size: 8 004 m ²	Province: Gauteng
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Sterling Road, Samrand Business Park, Midrand

MOOLPARK

100% SHARE

Size: 6 158 m ²	Province: Limpopo
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31 Market Street, Polokwane

BAOBAB CORNER

50% SHARE

Size: 4 310 m ²	Province: Limpopo
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Munnik Avenue, Polokwane

LIBRARY GARDENS OFFICES

33% SHARE

Size: 3 922 m ²	Province: Limpopo
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61 Hans van Rensburg Street, Polokwane

BAOBAB HOUSE, EASTWOOD OFFICE PARK

100% SHARE

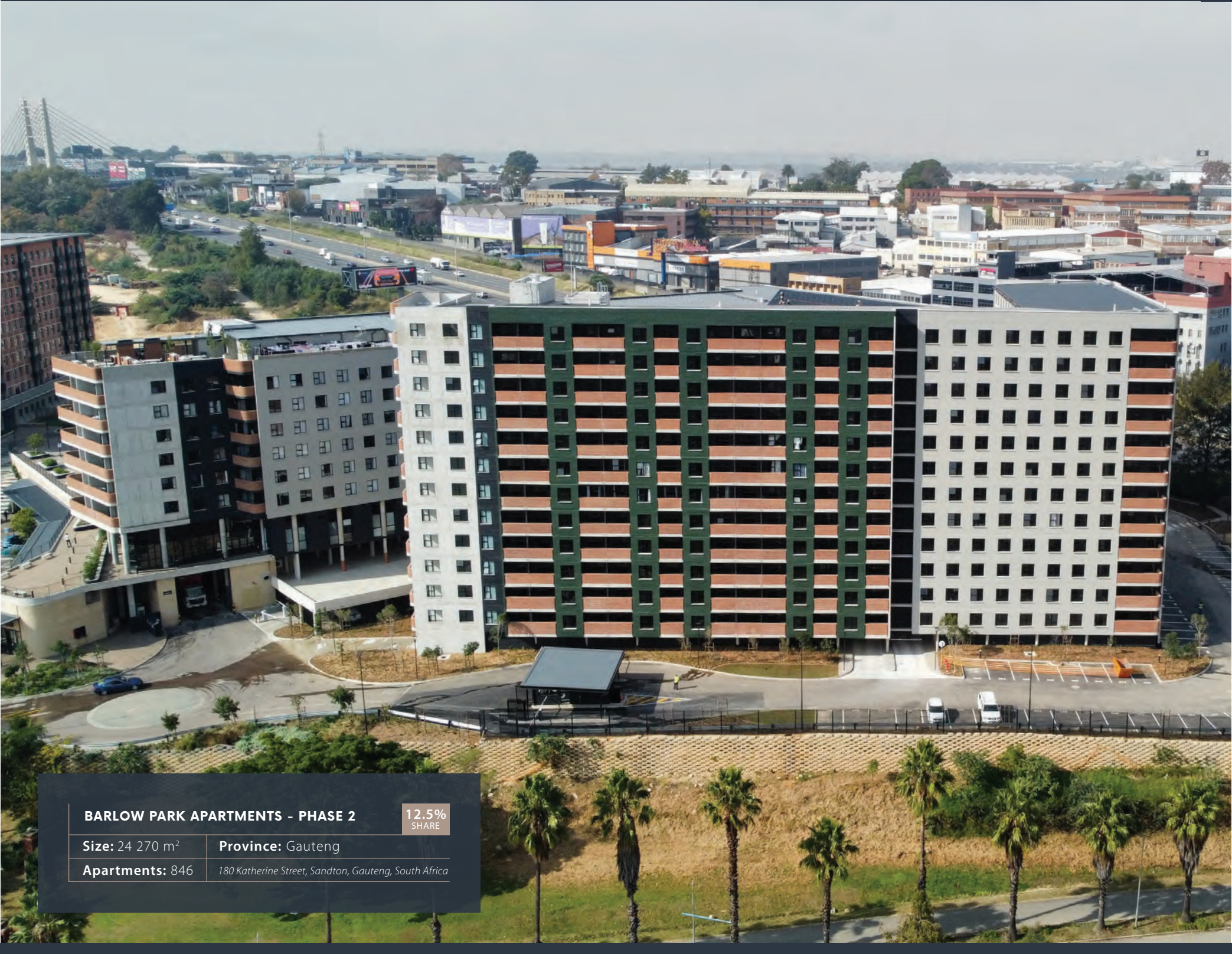
Size: 1 964 m ²	Province: Gauteng
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290 Lynnwood Service Road, Pretoria



PROPERTY PORTFOLIO:

MIXED USE & OTHER DEVELOPMENTS



BARLOW PARK APARTMENTS - PHASE 2

12.5% SHARE

Size: 24 270 m ²	Province: Gauteng
Apartments: 846	180 Katherine Street, Sandton, Gauteng, South Africa



Parkgate Shopping Centre



Waverley Mall



Waverley Mall

PARKGATE SHOPPING CENTRE

50%
SHARE

Size: 18 116 m² **City:** Shirley, Solihull

Stratford Road, Shirley, B90 3GG

WAVERLEY MALL

50%
SHARE

Size: 7 000 m² **City:** Edinburgh

3/38 Waverley Bridge, Edinburgh

NCP SHEFFIELD CAMPO LANE

100%
SHARE

Size: 1 780 m² **City:** Sheffield

Sheffield City Centre S12EF

TESCO STORES REDHILL

100%
SHARE

Size: 430 m² **City:** Redhill

Surrey RH1 2NH

MCDONALD'S LIVERPOOL

100%
SHARE

Size: 290 m² **City:** Liverpool

Merseyside L9 3BY





moolmangroup

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EST. 1967

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