



COMPANY **PROFILE**



1. Background

MDV Developments is a private development company established in 2004, focused on providing new houses within the bonded market to individuals from the emerging and middle-income groups. Since its inception, MDV successfully completed and delivered more than 12,000 new homes. New houses are constructed on serviced approved land acquired from land developers or land bought and enhanced via the entire development process including planning/approving township establishment, servicing stands etc.

The end user products vary from individual serviced stands offered with building packages to units within higher density sectional title complexes sold from plan or as completed units.

Rental units are offered by MDV where attractive rental yields and capital appreciation are foreseen and possible. The entire property management function including Body Corporate management, sourcing, qualifying and placing of tenants, collecting rent, managing bad debt and seeing to the repair and maintenance of rented units and complexes under management are offered by a subsidiary property management company, PRYCA Properties. More than 700 individual units and 20 residential complexes are currently successfully managed by Pryca.

MDV is currently active in 4 Provinces being Gauteng, North West, Free State and Kwazulu-Natal. The administrative and financial Head Office is based in **Hermanus Western Cape** whilst the operational Head Office is situated within the Ngwenya River Estate in **Brits, Northwest Province**. Regional offices in Gauteng (Roodepoort) and KZN, (Newcastle, Empangeni) ensure a presence close to projects not managed from the operational office in Ngwenya.

MDV has a close working relationship with all the major banks and is authorized to originate end purchaser loans with ABSA, Nedbank, FNB, Standard Bank and SA Home Loans on behalf of their clients.



The management team consists of well qualified and experienced individuals, supported closely by a network of respected professionals including attorneys, town planners, quantity surveyors, architects, land surveyors and engineers. MDV Construction, a subsidiary company construct all sectional title complexes and houses within the prestigious Ngwenya River Estate, whilst the construction of all units within affordable housing developments are done by a well-known and respected external construction company. MDV is registered as a Developer at the NHBRC and approved by all the major banks.

2. Directors / Management

The company's Managing Director, Anton van Vuuren, is well known within the industry and has been a founding member of Phindana Housing. Under his leadership the Phindana Group has established itself as one of the market leaders in providing quality housing at affordable prices.

Rory McGuirk, the Financial Director, has been with the group since its establishment and has ample experience in all aspects of financial management. His vast experience in the field of corporate and structured finance makes his contribution invaluable to the Phindana Group of Companies.



3. Project History

Previous land acquisitions and existing relationships with established land developers enable MDV to deliver high quality houses at affordable prices to the market. As a company we believe in leaving a legacy of improving people's lives. We are committed to delivering a quality product at an affordable price and our delivery record, time in business and quantity of satisfied customers is testimony to these ideals.

The company has grown substantially since humble beginnings in 2004 and is regarded as one of the leading affordable housing developers in the country. The company expanded into sectional title developments during 2007 and to date successfully completed and handed over more than 20 complexes ranging in size from 32 to 180 units.

Extraction of certain current and completed projects – Residential 1 (full title) as at Nov 2024			
Development	Completion Date	Type of Project	Units
Kwa Zulu Natal			
Edendale Q, Pietermaritzburg	December 2008	Land Servicing & Top Structures	114
Edendale BB, Pietermaritzburg	July 2010	Top Structures	73
Madadeni, Newcastle	October 2010	Top Structures	204
Durban	April 2008	Top Structures	50
Empangeni	Current – 2023	Land Service & Top Structure Filling Station	1
Gauteng			
Lakeside Phase 1, Vereeniging	March 2011	Top Structures	120
Lakeside Phase 2, Vereeniging	December 2015	Top Structures	200
Groblerpark, Roodepoort	February 2012	Top Structures	60
Payneville, Springs	May 2010	Top Structures	50
Kagiso X 8, Krugersdorp	October 2016	Top Structures	87
Chief Mogale	February 2019	Top Structures	389
Wilfordon Ext 10	Current - 2024	Land service & Top Structure Res 1 & 3	314
Wilfordon Ext 11	December 2023	Land service & Top Structures Res 1	289
Wilfordon Ext 14	December 2025	Land Servicing & Top Structure Filling Station, Shopping Centre	
Wilfordon x 8, 17	Current - 2026	Land Servicing & Top Structures	300
Limpopo			
Pienaarsrivier	December 2016	Top Structures	90
Pienaarsrivier	December 2026	Land Service & Top Structure Filling Station	1
Mapumalanga			
Duvha Park X 7, Emalahleni	September 2012	Land Servicing & Top Structures	92
Duvha Park X 8, Emalahleni	September 2013	Land Servicing & Top Structures	134
Duvha Park X 9, Emalahleni	December 2014	Land Servicing & Top Structures	274
Duvha Park X 15, Emalahleni	April 2016	Top Structures	196
Klarinet X 6, Emalahleni	December 2013	Top Structures	302
Klarinet Ext 7	Current – 2022	Top Structures	271
Klarinet X 8, Emalahleni	June 2020	Top Structures	331
Free State			
Zamdela X 17 & 19	June 2022	Land Servicing & Top Structures	187
Zamdela X 20 & 21	June 2022	Land Servicing & Top Structures	157
North West Province			
Brits Ngwenya River Estate X 156 & 157	Current ongoing	Top Structure	147
Brits Ngwenya River Estate X 158 & 159	Current ongoing	Top Structure	115
Extraction of certain current and completed projects - Residential 3 (sectional title) as at Mar 2025			
	Completion Date	Type of Project	Units
Kwazulu Natal			
Mont Pelaaan Country Villas, Newcastle	December 2008	Sectional Title Complex	96
Kings View, Newcastle	November 2008	Sectional Title Complex	24
Naledi Phase 1&2, Newcastle	January 2012	Sectional Title Complex	80
Naledi Phase 3&4, Newcastle	October 2013	Sectional Title Complex	80
Forty@13, Vryheid	July 2012	Sectional Title Complex	40
Home@13, Vryheid	December 2012	Land Servicing & Top Structures	40
Empangeni Ext 26 - Panoramaview	October 2014	Sectional Title Complex	36
Empangeni Ext 26 – Selati	March 2016	Sectional Title Complex	51
Gauteng			
RAU Student Housing, Johannesburg	November 2010	Sectional Title Complex	32
Brookside, Garsfontein	July 2012	Sectional Title Complex	32
Wilfordon Heights	Feb 2024	Sectional Title Complex	50
Wilfordon Villas	Feb 2025	Sectional Title Complex	23
North West Province			
Thorn Tree, Ngwenya River Estate	November 2017	Sectional Title Complex	23
Boabab, Ngwenya River Estate	December 2018	Sectional Title Complex	28
Marula, Ngwenya River Estate	Current - 2021	Sectional Title Complex	58
Mopanie, Ngwenya River Estate	May 2021 - June 2022	Sectional Title Complex	36
Kiepersol, Ngwenya River Estate	Aug 2023 - Dec 2024	Sectional Title Complex	33

For more information, please email antonv@mdvdevelopments.co.za
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Boabab



Thorn Tree



Marula



Mopane

