



A Better Way of Life

When Douw Steyn and Giuseppe Plumari sat down to discuss their vision for Steyn City, they drew inspiration from a bygone era, a time when children were free to play outdoors and ride their bicycles in a safe environment. They pictured a place that instilled a sense of community, where neighbours called each other by their first names, and families and friends would gather regularly in parks, or communal recreation and leisure centres to spend quality time together. They wanted to enrich residents' lives by cutting down on their daily commutes so that time could rather be spent on things that matter.

After many years of discussions and planning, their vision has been translated into Steyn City, a sprawling 2,000-acre, multi-billion Rand lifestyle complex, situated just north of Fourways in Gauteng. It is the most expansive property on the continent, and is a world-class city that offers a unique style of living, unprecedented and unparalleled, that promises to be the benchmark for developments to come. The city, which is six times the size of Sandton City, four times the size of Monaco and two-and-a-half times the size of Central Park in New York, provides the atmosphere of country living while still being closely located to major arterial routes and Lanseria International Airport. Steyn City

Properties CEO, Giuseppe Plumari said, "We've spent many years perfecting our vision of what it is going to mean to live at Steyn City. This hasn't been a fast track project that we launched as a big idea and very little else. This has been a carefully thought out and designed endeavour that now allows prospective residents to see precisely what they're buying."

Designed for the ultimate lifestyle

Careful attention was paid to the architectural elements, which allow indoor living to expand and blend seamlessly with the outdoor spaces. The roads are beautifully landscaped, lined with thousands of indigenous trees and plants, and about half of the 800-hectare lifestyle resort will comprise of wooded parkland. Renowned landscape architect Patrick Watson, who laid out the gardens of the Lost City at Sun City, has been contracted to create the wooded parkland. Plumari says around 500,000 indigenous trees have already been planted with 1.5 million more to come — mostly indigenous stinkwood, wild olive and combretums (bushwillows), grown from seedlings in the onsite nursery and propagation laboratory. Steyn city residents will have

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the choice of three residential options ranging from one, two or three-bedroom apartments to cluster homes and finally, stands that will allow buyers to build their own homes according to their individual preferences. These residential properties will be built in private, picturesque villages all designed according to the latest green principles.

"I think Steyn City is an extraordinary, burgeoning hub and is the most wonderful place with incredible views and an infrastructure with all the facilities one would ever need," says interior designer Stephen Falcke, who has recently been commissioned by Steyn City to design the interiors of two of the show homes at the new 'Origin' village, and was a mentor of the FourD Design competition. His work has taken him from South Africa to London, France, America, Australia, Seychelles, Greece and Israel.

Apartment Living

Apartment living is gaining in popularity among South Africa's young, mobile individuals, but so often this comes at a price — usually at the expense of a garden or impressive views. It will please those who call the Steyn City apartments home, that each unit enjoys expansive views of the surrounding lush parkland and landscaped gardens. Lifestyle priorities have long called for the convenience of lock-up-and-go, as city dwellers regularly escape the concrete jungle preferring the wide, open countryside. Steyn City's apartments cater to this requirement, but with the tranquil





countrified atmosphere, it is likely that residents will be making good use of the city's many outdoor leisure and recreational areas.

Freestanding Homes and Clusters

The free standing homes and clusters will be deep seated in greenery and will evoke a sense of belonging in a community based on old-world values. In keeping with traditional communities there are social hubs in the form of restaurants, delicatessens, swimming pools and communal parkland where you can socialise with your friends. The concerns of many of us today are about access to reliable power supply, safety, schooling and healthcare, and Steyn City has addressed this through careful planning. Plumari says, "We understand the major concerns of South Africans today and have addressed and prioritised these issues including security, infrastructure, health and education facilities and access to power, including piped gas and generators installed at the apartment blocks."

Inviting Infrastructure

It was important to Steyn and Plumari that families should be able to move around safely, without worrying about traffic or danger. This desire saw Steyn City being designed with only one main

arterial ring-road circling its periphery, keeping traffic away from the residential core. Smaller crescent and cul-de-sac roads feed off that towards residential villages, or pods, linked by a 15-kilometre pedestrianised promenade that meanders through the complex, with coffee shops, play areas and outdoor gym stations planned at designated points.

The Perfect Playground

The developers know that it's not just about where you live, but also where and how you play and they have not failed to deliver on every desirable amenity. From fishing to a fossil park, sand pits to a sixty-kilometre mountain bike track, stabling to skate parks, fibre optic connectivity to the home neighbourhood, city piazza to clubhouses, resort pools to river walks, owl houses to outdoor fitness areas, squash courts to tennis courts, a petrol filling station to airport shuttle, there are reasons aplenty for which to call Steyn City your home.

The lifestyle complex boasts an extensive network of walkways, bike trails, creeks, brooks and open spaces which connect the various elements to create a whole. For those who love to horse ride, there is plenty of room for horses and it is a haven for sports enthusiasts, the physically fit and active minded. Soccer pitches, nature trails and gym equipment are placed strategically

along open green belts and the river, and a skate park provides an energetic adrenalin rush. The recreation and leisure facilities are on another level and the lifestyle resort is a children's and adult's paradise. Steyn City is home to a Nicklaus-design golf course, pristine in its manicured state, with greens and tees planted with 007-Bentgrass and the fairways and roughs with cool season fescue / rye grass providing one of the rarest of sights, an evergreen course. The golf course has already been described as the 'Augusta of South Africa' and features an award-winning clubhouse that takes full advantage of the natural contours of the surrounding landscape. It also boasts a fully stocked ProShop, luxurious locker rooms, as well as a stylishly decorated clubhouse that features dramatic vaulted cellar-like ceilings and marble floors that enhance the beautifully appointed bar, lounge and dining areas overlooking the course. Children are able to interact with the environment with recreation areas positioned in locations where the landscape is intriguing and unique, and presents an opportunity for the to absorb nature. As well as colourful, larger-than-life obstacles to play on, there are also numerous giant sculptures that are natural enjoyment areas for picnicking or reading a book under the shade.

Steyn City Properties appointed architectural ceramist, Charles Gotthard, to oversee the creation of environmental sculptures on-site by three local artists who are mentored by Gotthard.

Together they have now created a series of distinguishing features within the resort that are set to become a landmark for residents and visitors. In the future, the city centre is where you will be able to dine at a variety of restaurants or shop at one-of-a-kind boutiques while just on the perimeter of the development you will have access to a school and hospital. ■

