

# R1.2-bn Baywest injection

Five major developments to create business, retail and lifestyle hub this year

**D**EVELOPERS behind the Eastern Cape's first live-work-play integrated precinct development, Baywest City, have announced the kick-off of five major developments this year which will total more than R1.2-billion.

In the next two years, Nelson Mandela Bay residents can look forward to the addition of a modern residential development, green-rated office blocks – in addition to the green office block set for completion later this year – a top international hotel, two high-end restaurants and a lifestyle centre sporting a Virgin Active gym, among others.

The projects will see the much-anticipated Baywest City precinct boosting the local economy through job creation and shaping a business, retail and lifestyle hub in the western suburbs along the N2 freeway.

The concept for the precinct roll-out, the developers say, is similar to how Cape Town's Century City and Durban's Gateway developments have unfolded.

The linchpin of this concept, the R2-billion Baywest Mall, already occupies 90 000m<sup>2</sup> at the heart of the new precinct and has announced record festive season trade after opening its doors in May last year.

According to Baywest managing director, Gavin Blows, the intention is to grow the precinct into a secure, modern, mixed-use environment.

"All the developments will ultimately complement each other and create one of the fastest-growing nodes in Port Elizabeth."



**CITY LIFE:** The Baywest City precinct roll-out will be similar to Cape Town's Century City and Durban's Gateway developments

First on the cards for this year is the 228-unit residential component, which will comprise a mix of modern freestanding homes and townhouses in a high-tech, secure gated community off Walker Drive opposite the mall.

Blows said construction on the high-end residential village, which will have a total built area of 46 000m<sup>2</sup>, was expected in the second half of this year.

Also scheduled for construction in the latter part of the year is the precinct's second A-grade office block – a modern, green star-rated multistorey building with high-speed fibre connectivity, a gross letting area of 8 000m<sup>2</sup>

and ample basement as well as ground-level parking.

"Our research shows that there is a high demand for A-grade office space in the western suburbs," Blows said.

"Most staff and managers reside this side of town and getting in and out of Baywest is far easier than other nodes.

"Businesses will be able to occupy space ranging from 150m<sup>2</sup> to an entire building," he said.

Boasting an environmentally sensitive design, the buildings were targeting a four-star Green Star certification from the Green Building Council SA, he said.

"Another purpose-built, three-

storey office block, which carries a five-star built rating, is under construction.

"It is set for completion by the end of this year and will be the first green-rated commercial building in the Eastern Cape."

Blows said the two-year plan further included the establishment of two freestanding "destination eateries" – top-end restaurants either new to the city or extremely popular – overlooking the conservation area bordering the N2 freeway.

Another major project is a 20 000m<sup>2</sup> lifestyle centre incorporating the latest-design Virgin Active gym and big-box retail outlets.

He said the lifestyle centre would house hardware, furniture, home and outdoor outlets in addition to the 3 300m<sup>2</sup> gym.

Baywest City visitors and travellers can also look forward to a 150-room international hotel, as well as an Engen 1-Stop service station with 24-hour convenience offerings.

"This is simply the next phase in a 20-year plan.

"The take-up so far has exceeded expectations," Blows said. – WeekendPost reporter

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