



ERF 1708  
33 830 sqm

ERF 1709  
92 144 sqm

RIETSPRUIT No. 152-IR  
REMAINDER OF PORTION 2  
COSMOPOLITAN DRIVE 32m

Number	Outdoor Seating Phase 1	Area
Shop 40a	Outdoor Seating	40
Shop 41a	Outdoor Seating	73
Shop 42a	Outdoor Seating	17
		130 sqm

Number	Outdoor Seating Phase 2	Area
Shop 09a	Outdoor Seating	40
Shop 10a	Outdoor Seating	41
Shop 09b	Outdoor Seating	35
		116 sqm

Number	Sub-area of Outdoor Area	Area
Shop 01	Cashback	1 301
Shop 02	Cashback	62
Shop 03	Hand	642
Shop 04a	STC	8
Shop 05a	OK	8
Shop 06	Harvest	32
Shop 07a	Capricorn	8
Shop 08	MSTV	40
Shop 09	Brands Connection	250
Shop 10	News	39
Shop 11	Power Finance	300
Shop 12	Raja	81
Shop 13a	Uganda Fashion	81
Shop 14	Liquid	225
Shop 15	Waggle	2 268
Shop 16	SA Price	370
Shop 17	RSP	388
Shop 18	Galaxia	400
Shop 19	J&M	603
Shop 20	Chick	600
Shop 21	S. Green	75
Shop 22a	Mini shop	75
Shop 23	Yasaka	90
Shop 24	Spasystem	110
Shop 25	ADSA	150
Shop 26	Machum	206
Shop 27	Comet	206
Shop 28	Woods	287
Shop 29	Oceanic Station	89
Shop 30a	Pop C	80
Shop 31	Sportsmax	240
Shop 32	Land	174
Shop 33	Carri Coasters	84
Shop 34	Carri	40
Shop 35	Red Star	54
Shop 36	the G's	126
Shop 37	SPS	140
Shop 38a	Doctor	108
Shop 39	Happy House	257
Shop 40	Gates	120
Shop 41	Sham / Deborahs	200
Shop 42	Village Fish	300
Shop 43	Kidz	350
Shop 44	Lyn's & Ken	8
Shop 45	Revels	281
Shop 46	Grin	415
Shop 47	SA Donuts	204
Shop 48	HFC	214
		12 923 sqm

Number	Sub-area of Outdoor Area	Area
Shop 15	Extension	810
Shop 06	Truworths	800
Shop 06a	WFM	100
Shop 09b	Health	200
Shop 11	Ligi	250
Shop 02	Ademans	850
Shop 04	Colina	277
Shop 05	SA Bank	288
Shop 07	Home &	320
Shop 08	POP Liquor	350
Shop 09	Pop n Play	2 774
Shop 09	Pop n Play	42
Shop 09	FLIT	80
Shop 01	POP clothing	340
Shop 02	Waggle	250
Shop 04	African Bank	700
Shop 04a	Popstar	82
Shop 04b	Tobacco Plus	118
Shop 05	Best Electrical	103
Shop 06	Lewis	250
Shop 07	Nextech	69
Shop 08	Miles	350
Shop 09	Kanana	150
Shop 09a	ADSA	70
Shop 10	My Car Plus	25
Shop 11	Outfit	88
Shop 12	J&M	272
Shop 13	Liquor City	490
Shop 14	Capital Finance	104
Shop 14a	CCTV	49
Shop 14b	Gaming Hub	49
Shop 15	PNS	170
Shop 16	Ze Africa	251
Shop 17	Style	300
Shop 18	Stems	521
Shop 19	Pop Home	260
Shop 20	Capricorn	272
Shop 21	Doctor	80
Shop 22	Bedsure	214
Shop 23	Stems	318
Shop 24a	ATM	8
Shop 24b	ATM	8
Shop 25	Hungry Lion	140
Shop 26	OK Fun	302
Shop 27	Liquid	200
Shop 28	Barista's	120
Shop 29	Microbiz gas	25
		13 183 sqm

SCHEDULE OF AREAS	Area
Existing GLA Phase 1	12 923m²
New GLA Phase 2	13 183m²
Total GLA	26 106m²

  

Class 1:	Area
Storage	588m²
Mail walkway internal	2 347m²
External walkway	787m²
Outdoor Seating	158m²
Admin & services	374m²
Back of house	523m²
O&A phase 1	17 680m²
<b>Total O&amp;A</b>	<b>24 632m²</b>

  

SCHEDULE OF AREAS & RIGHTS	Area
Site Area	4 211 ha
Site number	Portion 2
Zoning	Business 2
Height Zone	2 Storeys
Floor Area Ratio	8.4
Coverage	70%
Building lines	See all round except 10m along SE boundary

  

COVERAGE	Area
Permitted	70%
Proposed	24.1%
In Hand	30.9%

  

FLOOR AREA RATIO	Area
Permitted	30 046m²
Proposed	26 178m²
In Hand	10 064m²

  

PARKING	Area
3100sqm GLA Shop - 1/100sqm Loading	797
	26
Car Parking required	797
Car Parking provided	903
Loading bay provided	26
Taxi bays provided	18
Total Parking	907
Car Parking in hand	110



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Revision	nr	id	Description	date
A	001	Issued for information	28/01/2025	
B		Issued for information	28/02/2025	
C		Issued for information	28/02/2025	
D		Issued for information	28/02/2025	
E		Issued for information	28/02/2025	
F		Issued for information	28/02/2025	
G		Issued for information	28/02/2025	
H		Issued for information	28/02/2025	



Project: Phase 2 - Sky City Mall  
Erf 1709 & Watervalsspruit Ext 1  
on Portion 86 of the Farm Rietspruit  
No.152-IR Gauteng

Board Approved Tenant  
Layout Phase 2

Date	Scale	Sheet
2026/04/17	1:750	A1
Project nr	Drawing nr	Rev
2202	020	H