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## A new Eden is born

A mixed-use development to be launched this weekend, Eden on the Bay, is located within the Big Bay Beach Estate, writes MICHELLE SWART

A DEFINITE emerging trend in SA's property market is the demand for residential developments featuring the live-work-and play concept. One of the latest developments to offer this lifestyle is Eden on the Bay, a residential and retail development under way at Big Bay Beach Estate in Bloubergstrand, north of Cape Town.

Asrin and Mvelaprop, joint developers for the Eden on the Bay project, say that the development will offer residents a sought-after lifestyle which includes a village life ambience, direct beach access, excellent views of Robben Island and Table Mountain, architecturally designed apartments and studios, and with nearby top-class eateries and retail outlets.

The development will also have more than adequate parking facilities in an underground parkade.

Designed to look and feel like the typical villages along the Cape's west coast, architectural features at Eden on the Bay will include white plastered walls with flowing paved courtyards. Piet Bakker of



architects Stauch Vorster/ACG says that the west coast style is essentially unpretentious and modest, and that the designs incorporated in the development try to capture this.

Ishmail Essa, CEO of Asrin, says that the Eden on the Bay development will be significantly different to what has been seen so far in the Big Bay area: "The development will be low-density consisting of open spaces, buildings with non-continuous pitched roofs, courtyards and pedestrian walkways. In addition, no building will be more than three storeys high."

Even the light fittings and street furniture in the development are customised, and designed in accordance with the west coast style.

Anton Chait, a director of Mvelaprop, says that the buildings themselves will be situated within a dune-veld landscape which is being specifically planted with consideration to the indigenous floral heritage of the area.

The landscape too will be in contrast to what has been seen in previous Big Bay developments.

"Eden on the Bay sits in a sensitive position on the coastline and the landscaping needed to respect this. The landscape will be improved and enhanced, with much emphasis on recreating the original landscape of dunes and strandveld fynbos. Eden on the Bay will be truly unique in that it will be a sustainable development which will strive to have a symbiotic relationship with nature," says Michele Robertson Swift of Urbanscapes, the landscape architects for the development.

Eden on the Bay will also be equipped with state-of-the-art communication technology. All apartments, studios and penthouses within the development will be fitted with plug-and-play centralised communication systems which ensure instantaneous access to the telephone and broadband internet, as well as cheaper line rentals and international calls. Support will be 24/7.

Eden on the Bay will also be a positive asset for the area with much improved public amenities, including a new state-of-the-art lifesavers' centre and an upgrade of the original block house.

There will be wide-decked public walkways within the development and along the beachfront, as well as a natural grassed amphitheatre in front of the restaurant and retail complex. A law enforcement facility will service the beach and surrounding areas.

Eden on the Bay will have 171 apartments with one- and two-bedroom options, as well as deluxe penthouses.

PRICE: R995000 to R8,5m

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