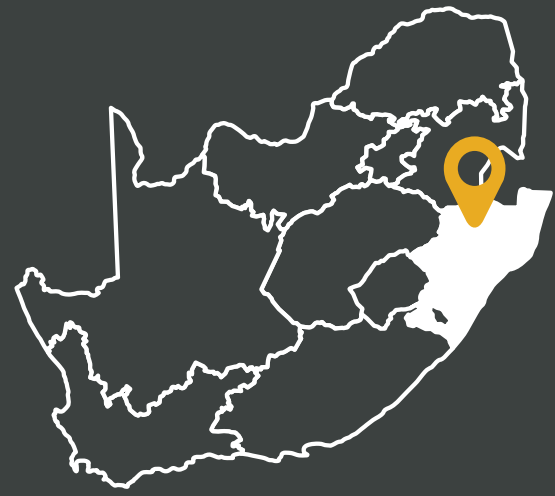




PRINCESS
MKABAYI
MALL





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ABOUT VRYHEID | KWAZULU-NATAL

The agricultural town of Vryheid in KwaZulu-Natal, the capital of the AbaQulusi municipality, now hosts the newly built Princess Mkabayi Mall, a significant addition to its retail landscape. Although Vryheid has long been a self-sustained town with a district hospital, multiple schools, and industrial opportunities, the mall fills a previously unmet need for retail facilities catering to the growing population. Located approximately 120 kilometres from Newcastle, Princess Mkabayi Mall offers modern amenities and a wide range of national retailers, providing a convenient shopping destination for the town and surrounding areas.

Coal mining, livestock farming, groundnut and maize production anchors the region's economy. Extensive plantations decorate the surrounding landscape and contribute to the timber production sector. Vryheid is conveniently located in a node of infrastructure and natural resources. The Transnet coal line encompasses the area, while the White and Black Umfoloz rivers originate here and grants access to wetlands is of regional importance.

On top of the geographical significance of this town, there is also the socio-economical aspect – its rich history of independence and coalition.

ABOUT PRINCESS MKABAYI MALL

Princess Mkabayi Mall now meets the need for a substantial retail facility in Vryheid's previously under-supplied catchment area. We chose Vryheid for this development due to the steady influx to the town, partly driven by limited services in nearby regions. The mall caters not only to Vryheid but also to the surrounding areas and KwaZulu-Natal as a whole.

Previously, Vryheid's retail activity was concentrated in the CBD, along Kerk Street, with most stores located in small centers or street-front retail. While the Bloemnel and Vryheid Spar Centres provided some retail variety, and Vryheid Plaza served as a transient node, none offered the comprehensive retail experience that Princess Mkabayi Mall now provides.

Situated about 1.7 kilometres south of Vryheid's CBD, the mall is accessible and highly visible. It is bounded by Oos Street to the east, Hoërskool Pionier to the north, and Vryheid Airport to the west, in close proximity to the Lake Side and Bheka Zala townships. Major roads such as the R69 from Pongola, R34 from Paul Pietersburg, and R33 from Newcastle enable easy access from all directions, positioning Princess Mkabayi Mall as a convenient and attractive shopping destination in KwaZulu-Natal's hinterland.

FAST FACTS

CENTRE CLASSIFICATION: Regional Shopping Centre



GLA: 30 902m²



**Free open parking
831**



**Taxi parking
192**

ANCHOR TENANTS: Checkers SHOPRITE



JWAYELANI



MORE THAN 70+ STORES



CHARGING & WORK STATIONS



SPACIOUS FOOD COURT & SOCIAL AREAS



FREE WI-FI



SAFE SHOPPING EXPERIENCE



ENTERTAINMENT SPACE & PLAY AREA



**OOST STREET,
VRYHEID, KWAZULU-NATAL**

27.7839° S, 30.8042° E

LEASING ENQUIRIES:

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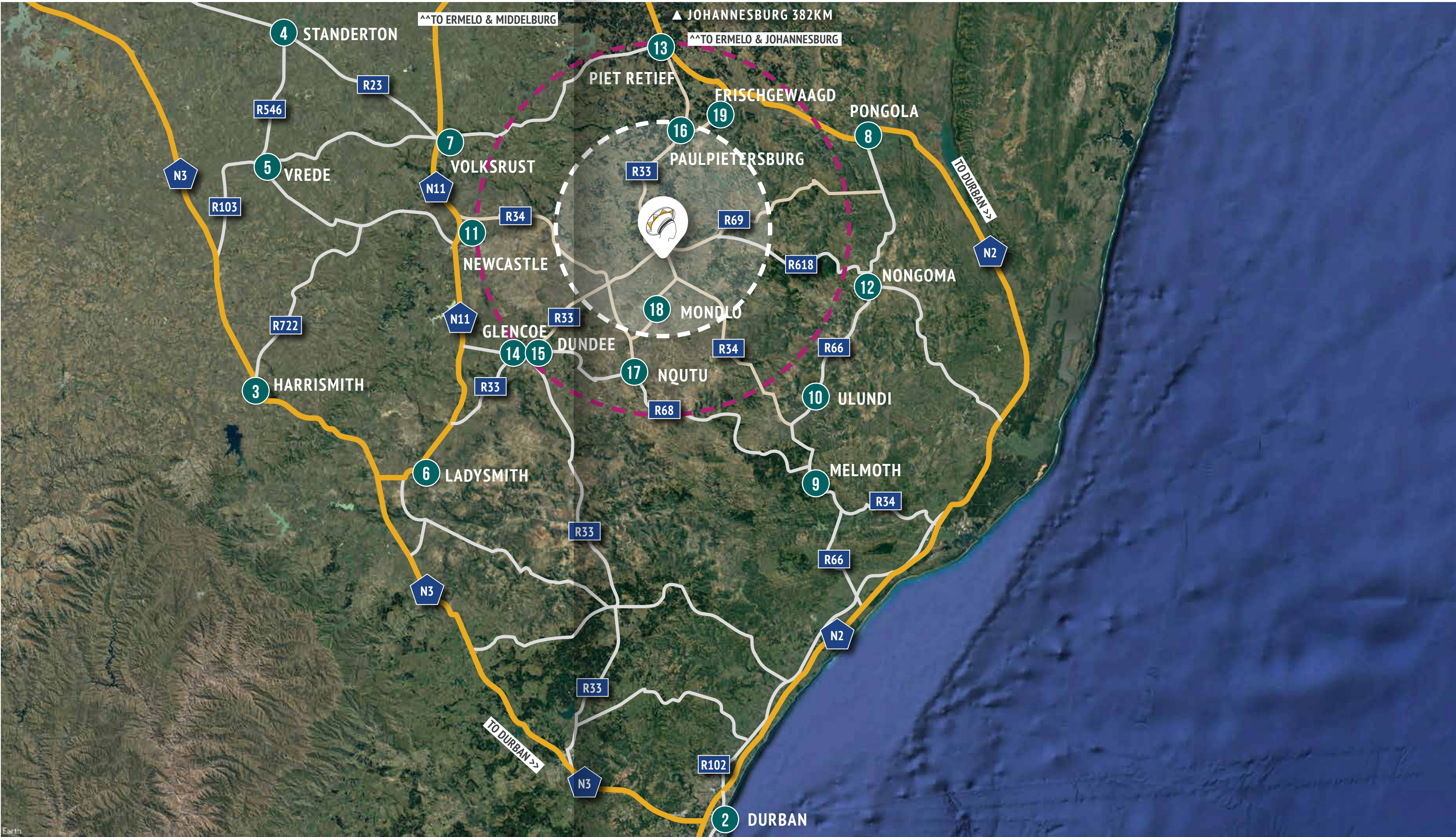
E: gm@princessmkabayimall.co.za

MACRO MAP

DISTANCES:

1	Johannesburg	382km
2	Durban	322km
3	Harrismith	228km
4	Standerton	226km
5	Vrede	202km
6	Ladysmith	143km
7	Volksrust	141km
8	Pongola	131km
9	Melmoth	125km
10	Ulundi	121km
11	Newcastle	120km
12	Nongoma	109km
13	Piet Retief	105km
14	Glencoe	88km
15	Dundee	78km
16	Paulpietersburg	57km
17	Nqutu	67km
18	Mondlo	30km
19	Frischgewaagd	70km

80km radius	-----
40km radius	-----
National Roads	-----
Provincial Roads	-----



MICRO MAP

PLACES OF INTEREST:

- 1 Vryheid Spar Centre
- 2 Bloemnel Centre
- 3 Shoprite Centre Vryheid
- 4 Vryheid Plaza
- 24 Pick n Pay Centre
- 5 Vryheid Airport

RESIDENTIAL AREAS

- 6 Vryheid Central
- 7 Bhekuzulu
- 8 Vryheid East
- 9 Lakeside Park

DISTANCES TO

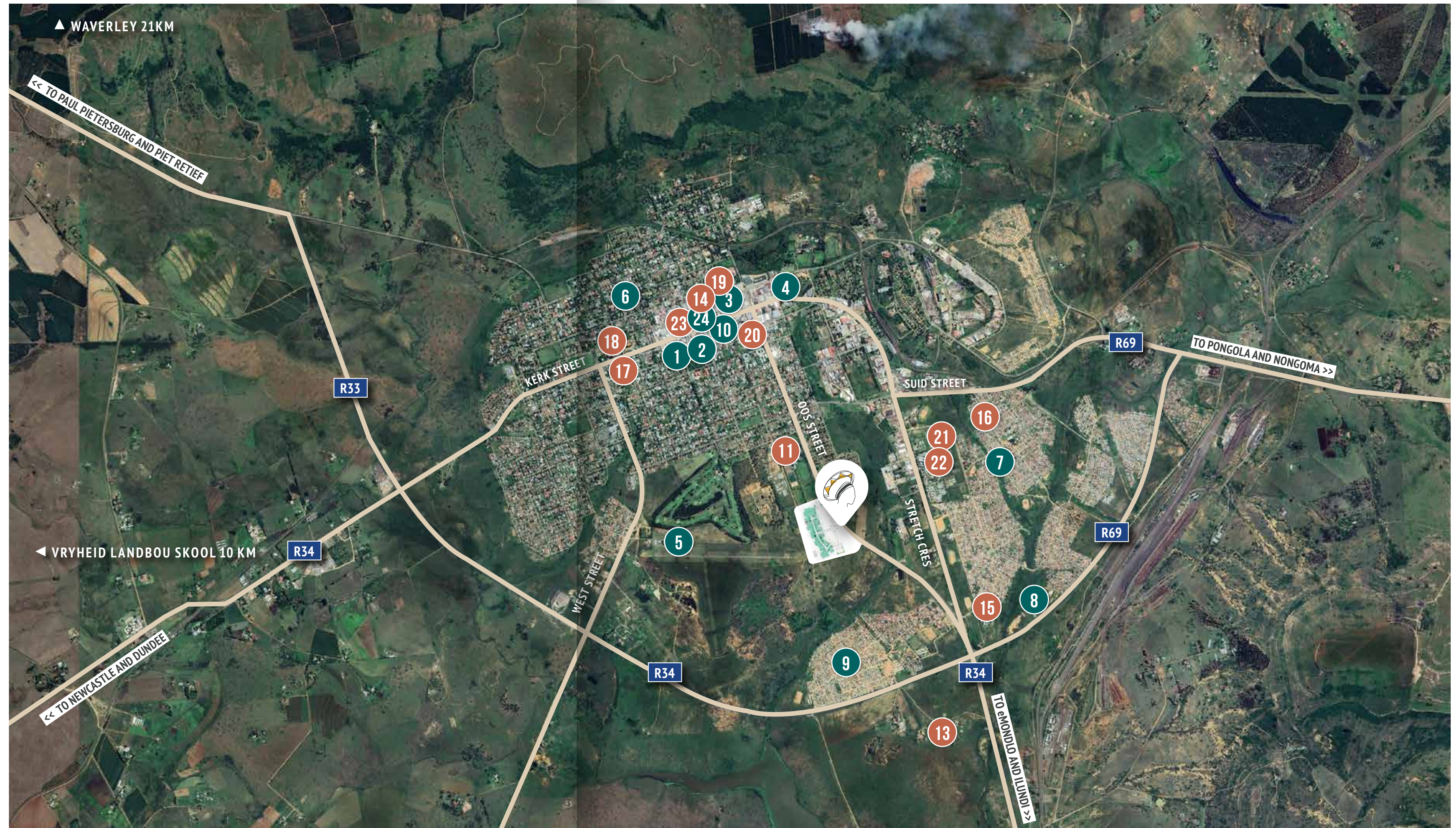
- 10 Central Business District 1.7 km

HIGH SCHOOLS

- 11 Hoërskool Pionier
- 12 Vryheid Landbou Skool
- 13 Ikamana High School
- 14 Mathunjwa High School
- 15 Mpofini Secondary School
- 16 Filidi Senior Secondary School
- 23 Vryheid High School

PRIMARY SCHOOLS

- 17 Vryheid Public Primary School
- 18 Nuwe Republiek Primary School
- 19 Mahloni Primary School
- 20 Lucas Meyer Primary School
- 21 Bhekuzulu Primary School
- 22 Beterspruit Primary School



SITE LOCATION & ORIENTATION

MAIN AREAS:

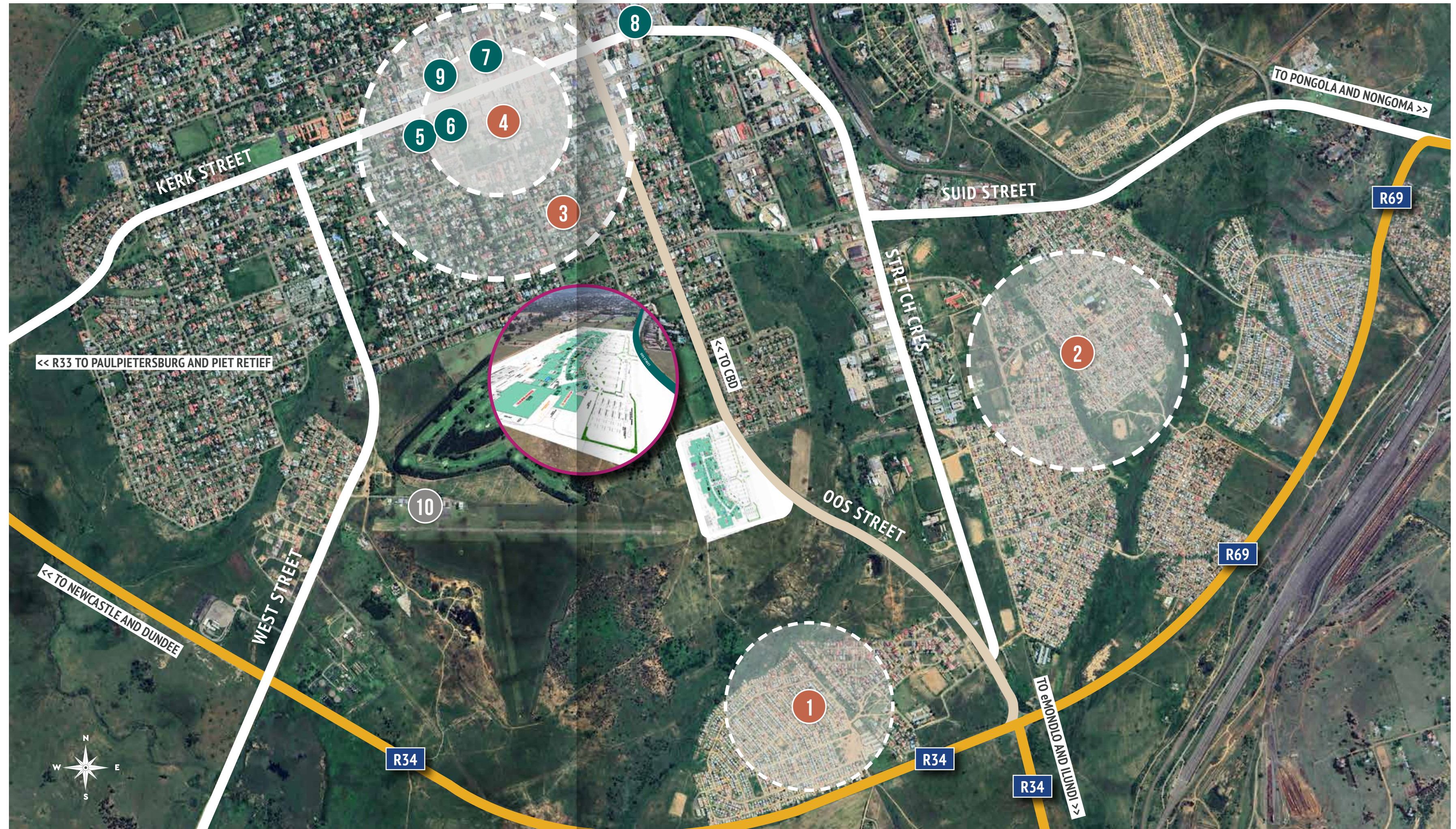
- 1 Lakeside Park
- 2 Bhekuzulu
- 3 Vryheid Central
- 4 Central Business District

RETAIL

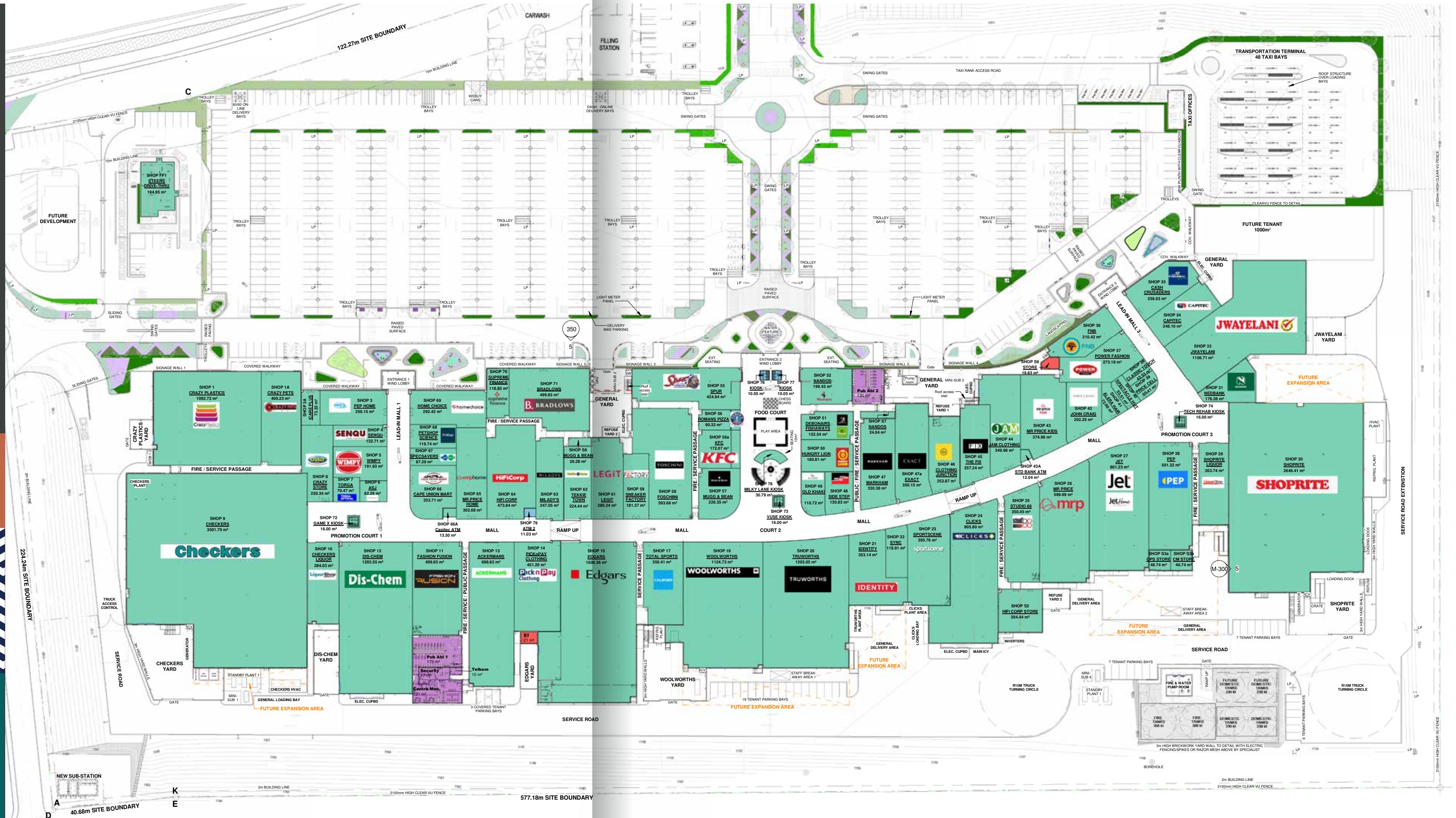
- 5 Vryheid Spar Centre
- 6 Bloemnel Centre
- 7 Shoprite Centre Vryheid
- 8 Vryheid Plaza
- 9 Pick n Pay Centre

OTHER

- 10 Vryheid Airport



MALL MAP



TENANT LISTING

Checkers SHOPRITE



CLICKS+



JWAYELANI



DEPARTMENT STORES

SHOP	SIZE	TENANTS
9	3502m ²	CHECKERS
19	1125m ²	WOOLWORTHS
30	2646m ²	SHOPRITE
33	1157m ²	JWAYELANI

AUDIO / ELECTRONIC / CELLPHONE

SHOP	SIZE	TENANTS
39	50m ²	PRICE CELL
64	474m ²	HIFI CORP
3A	73m ²	iCARE PLUS

BANKS / FOREX / FINANCIAL

SHOP	SIZE	TENANTS
31	176m ²	NEDBANK

34	248m ²	CAPITEC
36	210m ²	FNB
41	73m ²	ABSA
43A	12m ²	STD BANK ATM
66A	13m ²	CAPITEC ATM
70	119m ²	SUPREME FINANCE
79	11m ²	ATM 2

FASHION / FOOTWEAR & ACCESSORIES

SHOP	SIZE	TENANTS
4	123m ²	SENQU
6	62m ²	ASJ
11	500m ²	FASHION FUSION
13	699m ²	ACKERMANS
14	451m ²	PICK N PAY CLOTHING
15	1500m ²	EDGARS
17	350m ²	TOTAL SPORTS
20	1203m ²	TRUWORTHS

21	353m ²	IDENTITY
22	120m ²	SYNC
23	396m ²	SPORTSCENE
25	350m ²	STUDIO 88
26	600m ²	MR PRICE
27	801m ²	JET
28	501m ²	PEP
37	273m ²	POWER FASHION
38	43m ²	CLASSIC TOUCH
42	202m ²	JOHN CRAIG
43	375m ²	MR PRICE KIDS
44	350m ²	JAM CLOTHING
45	257m ²	THE FIX
46	254m ²	CLOTHING JUNCTION
47	330m ²	MARKHAM
47A	350m ²	EXACT
48	131m ²	SIDE STEP
49	111m ²	OLD KHAKI
58	594m ²	FOSCHIINI

59	181m ²	SNEAKER FACTORY
61	280m ²	LEGIT
62	224m ²	TEKKIE TOWN
63	247m ²	MILADY'S
66	254m ²	CAPE UNION MART

FOOD & RESTAURANTS

SHOP	SIZE	TENANTS
5	192m ²	WIMPY
50	181m ²	HUNGRY LION
51	153m ²	DEBONAIRS/FISHAWAYS
52	199m ²	NANDOS
55	425m ²	SPUR
56	90m ²	ROMANS PIZZA
56A	172m ²	KFC
57	220m ²	MUGG & BEAN
78	31m ²	MILKY LANE KIOSK
FF1	195m ²	STEERS DRIVE-THRU

HAIR / HEALTH / BEAUTY

SHOP	SIZE	TENANTS
7	70m ²	TORGA
12	1204m ²	DIS-CHEM
24	806m ²	CLICKS
40	54m ²	SPECTACLE HUT
67	87m ²	SPECSAVERS

HOME / DÉCOR

SHOP	SIZE	TENANTS
3	250m ²	PEP HOME
65	303m ²	MR.PRICE HOME
69	292m ²	HOME CHOICE
71	500m ²	BRADLOWS

LIQUOR

SHOP	SIZE	TENANTS
10	284m ²	CHECKERS LIQUOR
29	264m ²	SHOPRITE LIQUOR

SPECIALITY

SHOP	SIZE	TENANTS
35	260m ²	CASH CRUSADERS
1	1093m ²	CRAZY PLASTICS
1A	400m ²	CRAZY PETS
8	250m ²	CRAZY STORE
68	120m ²	PETSHOP SCIENCE
72	16m ²	GAME X KIOSK
73	16m ²	VUSE KIOSK
74	16m ²	TECH REHAB KIOSK
76	10m ²	KIOSK
77	10m ²	KIOSK

IMAGE GALLERY





**PRINCESS
MKABAYI
MALL**

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