

# LIVE WORK PLAY

*~ where the city meets the sea ~*



*~ Keep discovering ~*



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## / WELCOME

WITH THE ATLANTIC OCEAN ON ONE SIDE AND TABLE MOUNTAIN ON THE OTHER, THE V&A WATERFRONT CONNECTS THE CITY TO THE SEA.

Here, in this cosmopolitan playground, the people within this diverse community meet and mingle through food, art, culture, design, experiences and more.

The V&A Waterfront and its surrounding districts are fully representative of this diversity. With magnificent views from virtually every angle, this iconic destination is constantly expanding to include world-class attractions like the Zeitz MOCAA and Battery Park.

With its exciting range of stores, restaurants and meeting places, the V&A Waterfront is an eclectic, exciting place to work, play and live – making it one of the most sought-after postal codes on the planet.

WWW.WATERFRONT.CO.ZA



*The heart of the V&A Waterfront is the  
WORKING HARBOUR, which links its  
WORLD-CLASS modern facilities to  
its original seafaring roots.*





## A UNIQUE LOCATION

*~ a way of living, working and playing ~*

IF YOU'RE ONE OF ITS MILLIONS OF VISITORS, THE V&A WATERFRONT IS A GATEWAY TO CAPE TOWN AND TO AFRICA. IF YOU LIVE HERE, IT'S FAR MORE THAN THAT.

The V&A Waterfront is more than a shopping mall or a tourist destination. It's a neighbourhood: a part of the city that includes hotels, waterways, museums, historical buildings, offices and recreational areas – and stylish residential homes.

The V&A Waterfront's residential offering provides prestige and luxury, of course – but not in the usual sense. A sense of community can be felt throughout the neighbourhood, as people from diverse cultures and backgrounds gather together in a modern, contemporary and truly connected space.

This is a space that's environmentally and culturally responsible, where community, sustainability and mutual respect are a key part of everything that happens – whether you're living, working or playing.

Of course, the spectacular views only add to the attraction of living here. And while the setting is unmistakably Capetonian, proudly South African and absolutely African, the world-class comforts, convenience and security would have the V&A Waterfront at home in any international location.





04

## A UNIQUE OFFERING

*~ mixed-use development in a working harbour ~*

LOCATED AT THE FOOT OF TABLE MOUNTAIN IN HISTORIC CAPE TOWN HARBOUR, THE V&A WATERFRONT IS THE MOST EXTRAORDINARY PLACE TO WORK, SHOP, STAY AND PLAY IN THE MOTHER CITY.

You get so much if you live at the V&A Waterfront. There's the 2.2km and 5km **RUNNING ROUTES**, which let you enjoy the active lifestyle that comes with Cape Town's glorious weather. Right on your doorstep you'll also find the 12,000m<sup>2</sup> **BATTERY PARK**, which integrates the city's CBD and the V&A Waterfront through a series of pedestrian routes, including one alongside the canal.

Then there's the vibe and atmosphere of the **OPEN-AIR THEATRE** and free **Silo SUMMER CONCERTS**, along with the street food stands, artisanal food and healthy produce of the **MARKETS** – including the V&A Food Market, and the Oranjezicht City Farm Market (held every weekend in Granger Bay).

**WORKSHOP 17** – located in the Watershed – gives you a space in which start-ups and established businesses and organisations of all sizes can come together to talk, collaborate, experiment and innovate. As part of the Workshop 17 community, you'll have access to shared workspaces, dedicated desks, private office, meeting rooms, seminar rooms and creative spaces, all designed to help you grow your next big idea.

The V&A Waterfront's living history, combined with incredible natural beauty, bustling working harbour and premium retail experience, create a place where there's always something to discover, for everyone.



05



## SETTLE IN AT THE BREAKWATER

~ stylish apartment living ~

06

SET BETWEEN THE ATLANTIC OCEAN TO THE NORTH AND TABLE MOUNTAIN TO THE SOUTH, THE BREAKWATER OFFERS LUXURIOUS LIVING IN A SPECTACULAR SETTING.

### APARTMENT OPTIONS

- The Breakwater's rental options include studio, 1- and 2-bedroom apartments, all with access to secure undercover parking and 24-hour security.
- Tenants at The Breakwater have access to free Wi-Fi, a well-equipped gym, an inviting 18-metre rim-flow swimming pool, and a spacious Balau timber deck overlooking the beautiful Atlantic Ocean.



*Living at the V&A Waterfront gives you SECURITY, CONVENIENCE, a VIBRANT NIGHTLIFE and all the AMENITIES you could possibly need*



07



## THE BREAKWATER

*continued*

THE BREAKWATER OFFERS A NUMBER OF RENTAL APARTMENTS, ALL CENTRALLY LOCATED AND EASILY ACCESSIBLE FOR RESIDENTS WHO DEMAND CONVENIENCE, SECURITY, A VIBRANT NIGHTLIFE AND ALL THE AMENITIES THEY COULD POSSIBLY ASK FOR.

### APARTMENT FEATURES

Apartments feature integrated appliances such as:

- ☐ Dishwashers
- ☐ Fridges
- ☐ Ovens
- ☐ Hobs

Luxurious finishes including:

- ☐ High-gloss kitchens
- ☐ Hansgrohe taps
- ☐ Bathrooms are expansive, with a choice of bathtubs or super-sized showers.

Note: Apartment features are varied depending on size and configuration.





## MAKE YOUR HOME AT THE PORTS EDGE

~ *apartment living at its most convenient* ~

10

CENTRALLY LOCATED ON THE IDYLIC PORTSWOOD RIDGE, PORTS EDGE IS THE FIRST LONG-TERM RESIDENTIAL RENTAL OPPORTUNITY SITUATED IN THE V&A WATERFRONT AND OFFERING AN AFFORDABLE, ACCESSIBLE AND CONVENIENT WAY OF LIFE.

### APARTMENT OPTIONS

- ☐ Ports Edge rental options include 109 unfurnished studio, 1- and 2-bedroom apartments.
- ☐ Apartments have 24-hour security in an access controlled environment with optional secure undercover parking.
- ☐ Apartment features include, free uncapped Wi-Fi, 24-hour security desk in the building, access control entry, wide airy passages.
- ☐ Tenants at Ports Edge enjoy easy access to the city centre and highways via Portswood Road. Two MyCiTi bus stops are located on its doorstep.



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## THE PORTS EDGE

*continued*

SET AMONG COBBLED STONES AND BOUTIQUE HOTELS, PORTS EDGE IS THE IDEAL HOME FOR BUSY, YOUNG PROFESSIONALS WHO WANT TO EXPERIENCE THE BUZZ OF THE V&A WATERFRONT'S VIBRANT CITY LIFE.

### APARTMENT FEATURES

Apartments feature integrated appliances such as:

- ☐ Dishwashers
- ☐ Fridges
- ☐ Ovens
- ☐ Hobs

Luxurious finishes including:

- ☐ Cool colour palette offset with accent colours
- ☐ Bathrooms feature Hansgrohe sanitary ware and porcelain tiles
- ☐ The living areas have luxury vinyl flooring, while the bedrooms are carpeted
- ☐ Select apartments have well-situated windows capture magnificent views

Note: Apartment features are varied depending on size and configuration.



*You're never far from the ACTION at the V&A Waterfront, with ENTERTAINMENT on your doorstep and the CITY CENTRE just up the road.*





# SUSTAINABILITY

*~ making a difference that lasts ~*

YOU CARE ABOUT THE ENVIRONMENT, AND YOU WANT TO LIVE A RESPONSIBLE, SUSTAINABLE LIFESTYLE THAT'S IN HARMONY WITH THE WORLD AROUND YOU. SO DO WE.

That's why the V&A Waterfront has invested R45 million over the past decade into energy efficiency, water savings and waste recycling across the 123 hectare property.

Since 2008, the V&A Waterfront community has reduced water consumption by more than half, through water-saving initiatives like water-efficient toilets, water-sensor bathroom taps, drip irrigation and variable irrigation times. A number of other "greening" initiatives have also been introduced across the precinct, creating an environment where sustainable lifestyle choices aren't a chore; they're a natural part of how we all live, work and play.

Residential developments such as Ports Edge opposite the Watershed and The Breakwater opposite Victoria Wharf Shopping Centre are flipping the script for urban living, offering

affordable long-term rentals in sustainable developments right in the V&A Waterfront.

Residents will enjoy an energy- and environmentally-efficient lifestyle. Right on your doorstep you'll have open-air walks and workouts on safe running paths and in a beautiful new urban park, while inside your apartment you'll help to save the planet by using reverse-cycle refrigeration and heating, integrated appliances, and water-saving plumbing.

All the common areas in the buildings have been fitted with long-lasting LED lighting, which uses less energy.

Here, people and planet are the priorities. Come and play your part in our eco-minded, sustainable community.







## CONVENIENCE AT YOUR FINGERTIPS

~ workshops and Wi-Fi, retail and leisure ~

WHEN YOU MAKE THE V&A WATERFRONT YOUR WORKING BASE, YOU GET ACCESS TO A WIDE RANGE OF WORLD-CLASS FACILITIES.

You'll find a range of about 80 EATERIES at the V&A Waterfront precinct, ranging from take outs to casual meeting points to more formal restaurants, perfect for high-powered meetings or special occasions. If you're just looking for a place to catch up on WORK AWAY FROM THE OFFICE, take your pick of several coffee spots with Wi-Fi – and coffee – on tap.

For focused meetings and collaborations, head to the CONFERENCING VENUES or to WORKSHOP 17, a converted warehouse where shared workspaces, dedicated desks,

private offices and meeting rooms provide a space for people to work, meet and innovate together.

After hours, explore THE WATERSHED and its hub of 150 local crafters and designers. Recharge your batteries at any one of the SPAS AND FITNESS CENTRES on the property – or get some fresh air by hiring a bike for the day, and go discover the area. With easy access to MUSEUMS, EVENTS, ATTRACTIONS AND ENTERTAINMENT – along with all those business spaces – you'll always have something new to discover.



## GETTING AROUND

~ know your neighbourhood ~

TO HELP YOU NAVIGATE YOUR WAY AROUND, THE V&A WATERFRONT HAS BEEN DIVIDED INTO DIFFERENT DISTRICTS, EACH WITH ITS OWN UNIQUE CHARM AND CHARACTER.

**GRANGER BAY DISTRICT** | Love the idea of living, working and playing by the seaside? This cosmopolitan district is your hub.

**PORTSWOOD RIDGE DISTRICT** | Home to offices and boutique urban apartments, this tranquil district is your haven from the bustle of the city.

**SILLO DISTRICT** | This cultured, sophisticated district offers premium offices and accommodation, together with the intellectual stimulation of the Zeitz MOCAA.

**PIERHEAD DISTRICT** | Leisure seekers and adrenaline chasers congregate here at the helipad, breakwater and pier.

**CLOCK TOWER DISTRICT** | This is your place to pause and play, with an eclectic mix of business, leisure and educational entertainment.

**QUAYS DISTRICT** | Welcome to a vibrant, family-friendly space for everyone! Here you'll find the amphitheatre, playground, jetties and the big Cape Wheel.

**DRY DOCK DISTRICT** | A home for trendy creatives (who meet at Workshop 17), this district also features the Aquarium, V&A Food Market and The Watershed.

**CANAL DISTRICT** | Think of this district as an extension of the city centre, with Battery Park and the residential properties creating a vibrant urban atmosphere.

**SOUTH ARM DISTRICT** | Party-goers and fishermen rub shoulders here, with the harbour wall catering to the latter, and Shimmy Beach Club taking care of the former.



## NEARBY ATTRACTIONS

AS ONE OF CAPE TOWN'S BIG SIX ATTRACTIONS, THE V&A WATERFRONT IS IDEALLY SITUATED TO VISIT ALL ICONIC DESTINATIONS.

1 KM

### CAPE TOWN STADIUM

Watching the big game? Catching the music concert? Take a stroll up the last few metres of the famous Fan Mile, and you'll be in your seat.

2-3 KM

### CITY CENTRE

Cape Town's bustling CBD is a brisk 25-minute walk or 10-minute car journey away allowing for traffic and other distractions.

5.29 KM

### TABLE MOUNTAIN

Head straight up the M62, and if the traffic's kind you'll be on the lower slopes of Cape Town's signature landmark within 15 minutes.  
~ Big Six Attraction ~

9-10 KM

### CAMPS BAY

Cape Town's trendiest beaches are just around the corner via Sea Point. But be warned: the water's always colder than you think it'll be!

52.76 KM

### CAPE POINT

A sightseeing drive to Cape Point and around the Cape Peninsula is a "must do" day trip that ranks with the most scenic drives in the world.  
~ Big Six Attraction ~

15 KM

### KIRSTENBOSCH BOTANICAL GARDENS

Cape Town's big green outdoor space is just 25 minutes away by car.  
~ Big Six Attraction ~

22.5 KM

### CAPE TOWN INTERNATIONAL AIRPORT

A 20-minute drive down the N2 highway will get you onto that flight.

21.7 KM

### GROOT CONSTANTIA

The world-famous wine estate is just a 30-minute drive away; and if you're not travelling by car, a big red City Sightseeing bus will get you there.  
~ Big Six Attraction ~

16 NM

### ROBBEN ISLAND

You'll need a 20-minute ferry journey to reach this historic landmark... or an eight-hour swim!  
~ Big Six Attraction ~

## TRANSPORTATION & TRAVEL

*~ getting where you want to go ~*

THE V&A WATERFRONT'S PRIME LOCATION DRAWS ON ITS HISTORY AS A QUICK AND CONVENIENT TRANSPORT HUB FOR THE MOTHER CITY.

### MYCITI BUS

MyCiTi is Cape Town's bus rapid transport service, which provides safe and convenient public transport to and from the V&A Waterfront. The broader MyCiTi network continues to expand, covering the city centre along with outlying areas like Table View, Century City, Milnerton, Paarden Eiland, Mitchells Plain and more.

### UBER

The global app-based taxi service is available in Cape Town, but you and your driver will have to follow the V&A's strict parking rules. Drop-offs are only permitted from three spots near the Victoria Wharf: the Breakwater entrance; the corner of Dock Road, next to the V&A Food Market; and the Two Oceans Aquarium.

### TAXIS

While an Uber trip to the V&A Waterfront from anywhere in the city centre is likely to cost about R30, a metered taxi will cost slightly more (rising to R45 during peak hours).

### WATER TAXI

Far more than simply a hop-on/hop-off service for tourists, City Sightseeing's Canal Cruise water taxis provide a convenient, water-bound way to get between the V&A Waterfront and its neighbours along the Foreshore. Its four stops include the CTICC, Harbour Bridge, City Lodge and One&Only Cape Town.



IMPORTANT INFO

Need access to on-site maintenance or have residential-related enquiries?

~ [residentialmaintenance@waterfront.co.za](mailto:residentialmaintenance@waterfront.co.za)

~ [residentialrentals@waterfront.co.za](mailto:residentialrentals@waterfront.co.za)

~ [enquiries@waterfront.co.za](mailto:enquiries@waterfront.co.za)

OTHER INFO

~ Waterfront Control Centre **021 408 7708 / 9**

~ Police Table Bay Harbour **021 403 1001 / 2**

~ Police Sea Point **021 430 3700**

~ Police Flying Squad **10111**

~ Fire Department **021 590 1900**

~ Ambulance **ER24 084124**

~ Somerset Hospital **021 402 6911**

~ Netcare Christiaan Barnard Memorial Hospital **021 441 0000**

~ Poison Info Centre Tygerberg **021 931 6129**

~ Electricity UMFA **021 979 0800**





CONTACT US

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[www.waterfront.co.za](http://www.waterfront.co.za)



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