



Property Development in Oranjemund

The land and demand are here.
Are you?



OMD | S

Property
Development

The secret settlement

In 1936, Oranjemund became a formal settlement, locked behind the restricted Sperrgebiet diamond zone. It grew in secrecy for over 80 years, becoming a town endowed with a wealth of infrastructure and facilities.

They include:

- ▶ Schools, and a well-equipped hospital
- ▶ An 18-hole golf course, occasionally shared with oryx, black-backed jackals and ostriches
- ▶ Pitches for soccer, rugby, football, cricket and hockey
- ▶ Courts for badminton and squash
- ▶ Facilities for horse riding and offroading
- ▶ Public swimming pool, art centre and museum
- ▶ Over 1000 houses, as well as technical training centres
- ▶ Repurposing redundant commercial, general residential, workshops and sport infrastructure

After 80 years of closely controlled access, Oranjemund opened to the world in 2017. Now the town is spreading its economic base to embrace agriculture, tourism, SME development, art and property.

The secret has been revealed. The blank canvas is here. The demand is here. Are you?



Why invest in Oranjemund

People call Oranjemund the most liveable town in Namibia. Here are some reasons why:

- ▶ Its mild desert climate. Slightly warmer than Lüderitz and Swakopmund, with more rain, too. The Namib heat is tempered by Atlantic mists.
- ▶ Safe and friendly. Having been a diamond town for over 80 years, security is present and alert, making Oranjemund one of the most crime-free towns in Namibia. Strangers become friends, as residents are naturally hospitable and greet you warmly, even if you haven't met before.
- ▶ Sports, fishing, golf, horse-riding and quad-biking.
- ▶ Art Town. The world's oldest desert, the abundance of birds at the mouth of the Orange River, shipwrecks, and desert retreats, have inspired artists and the town is rich in public art. Oranjemund feeds the soul.
- ▶ The walkable town. You can leave your car at home and walk to work, meet friends, have a coffee or a beer.
- ▶ The gift of the river. While drought has afflicted many towns in Namibia, Oranjemund has its life-giving river.
- ▶ The majesty of the desert. Whether it's quad-biking over the dunes, or photographing a sunset, the Namib will never fail to enchant.
- ▶ Greenfields and brownfields options.



A network of communities and opportunities

Oranjemund is a working and retirement town, an art and adventure town. Namdeb and associated industries have been the backbone of employment. Now work opportunities extend beyond diamonds.

- ▶ Privatisation of mine housing has led to an ever growing demand that far outstrips supply.
- ▶ SMEs inject fresh blood into the economy, supported by OMDIs. All that is missing is a shared workspace.
- ▶ The unique blend of wandering oryx, public art, adventure sports and the mysteries of the Sperrgebiet, are international magnets for tourism. Where will they stay?
- ▶ 500 hectares of prime agricultural land have been identified along the Orange River. New packing and storage facilities will be needed.
- ▶ Scores of Namdeb employees retire each year. Most want to stay in Oranjemund. A global diaspora of one-time Namdeb employees, missing the town's friendliness, residents of other towns and city dwellers who relish safety, security, things to do and good value in their golden years have everything here except... a retirement village.
- ▶ OMDIs can show you good options in and around town, including the possibility of an ingenious repurposing of existing structures.

Live, work, learn, play and retire - Oranjemund is a small town with big opportunities.



Where would you like to develop?

After 80 years of being owned by mining groups, hidden from outsiders, Oranjemund opened up to the world in 2017. Business and council agreed it was time to diversify the town's economy. Agriculture, tourism and SMEs are growing.

Increasing business activities call for new commercial and residential development, as well as some imaginative repurposing of redundant infrastructure, from industrial kitchens to a decommissioned power station. Things have started happening.

Part of the existing Bowls Club grounds will become a boutique hotel. Feasibility studies for upmarket residential housing are available to interested developers. Plans for a residential and retail estate have been drawn up that can integrate with part of Oranjemund's 18-hole golf course. Plans have also been drawn up for a lodge with a field to fork agriculture development on the Orange River. We have already developed the OMDis guesthouse to meet demand.

Currently, land belongs to OMDis, Namdeb and Oranjemund Town Council. We act as principals and agents, facilitating any changes to land rights.

How about a waterfront development? OMDis built the Shipwreck Cafe to show the potential.



The OMDis advantage

The best way to assess property development opportunities in and around Oranjemund is to visit the town. We would like to show you around, see what's on offer, introduce you to key people in business and government.

OMDis acts as facilitators, helping you navigate any changes of use, ensuring utilities are in place, linking you to relevant suppliers and potential clients. We balance development with sustainability, ensuring the natural beauty of this oasis in the desert is preserved.

Oranjemund is an investment that offers good returns, now and in the future. It's wise to invest before costs rise and prime land is taken.

In some instances, OMDis can co-develop with you, reducing risk and capital outlay. We are partners in growth, catalysts of possibilities being realised.

Let's connect.





OMDiS

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