



HUGUENOT
P A A R L





Three Bedroom Homes starting from R 3 080 000

YOUR PERFECT HOME WITHIN REACH

Huguenot offers 110 full-title homes in the scenic Paarl Winelands, with plots ranging from 200 m² to 400 m² and homes between 144 m² and 230 m².

The estate provides stunning views of the Paarl and Du Toitskloof Mountains, with easy access to Cape Town and local attractions. Residents can enjoy a central park, running paths, a shared pool, children's play areas, and a water pond for relaxation. Additional amenities include a multi-sport court, a bird-view deck, and beautifully landscaped gardens.

The estate is designed for modern living, with a focus on outdoor spaces, security, and family-friendly features.

Sales Open – Secure Your Home by using our “Select Your Home” online sales platform available on our website. Don't miss your opportunity to secure one of Paarl's most sought-after investment opportunities.





HUGUENOT
PAARL

At Huguenot Estate, you're not just investing in a home—
you're embracing a lifestyle of beauty, connection, and opportunity.

DISCOVER YOUR NEW ADDRESS



HUGUENOT SURROUNDINGS

Courtrai Primary School
- 5 km / 8 minutes drive

Mediclinic Paarl
- 5 km / 9 minutes drive

Val de Vie & Pearl Valley Estates
- 10 km / 10 minutes drive

Wellington
- 14 km / 15 minutes drive

Stellenbosch
- 30 km / 25 minutes drive

Franschhoek
- 30 km / 25 minutes drive

Cape Town International Airport
- 50 km / 40 minutes drive

Cape Town V&A Waterfront
- 60 km / 45 minutes drive

Vendome Wine Estate
- 1 km / 3 minutes drive

Boschenmeer & Paarl Golf Club
- 2 km / 4 minutes drive

Paarl Mall
- 2 km / 4 minutes drive

Drakenstein Centre
- 2 km / 5 minutes drive

Paarl Boy's Primary
- 4 km / 6 minutes drive

Paarl Boys' High School
- 4 km / 7 minutes drive

La Rochelle Girls' School
- 4 km / 7 minutes drive

Paarl Girls' High School
- 5 km / 8 minutes drive

Huguenot offers modern living in the heart of the picturesque Paarl Winelands. This estate offers the ultimate combination of scenic beauty, convenience and modern living. With breathtaking surroundings, you will enjoy the stunning views of the Paarl and Du Toitskloof Mountains, with a focus on open spaces, security, and family-friendly amenities.

Unbeatable Accessibility:

- ✓ Located just 1.5km from the N1 highway, providing easy access to Paarl hotspots like the town centre, top local schools and Paarl Mall.
- ✓ A short 25km drive to the charming wine town of Franschhoek and only 30km to Stellenbosch, South Africa's iconic wine capital.
- ✓ Conveniently located just 40km from Cape Town International Airport.
- ✓ Only 50km from the vibrant V&A Waterfront in Cape Town, combining world-class shopping, dining, and entertainment.



WINELANDS



PAARL



HUGUENOT
PARL

Huguenot Estate is thoughtfully designed to cater to your every need. From exceptional amenities to cutting edge security, this is more than just a home: it is a lifestyle.



LIFESTYLE ELEMENTS

At Huguenot, we've created spaces
that inspire connection, relaxation, and well-being.



REFRESHING
POOL AREA &
BRAAI PERGOLA



RUNNING
& CYCLING
PATHWAYS



CHILDREN'S PLAY
AREA & FIGTREE
TREEHOUSE RETREAT



CENTRAL
PARK
& GAZEBO



MULTI-SPORT
COURT



OUTDOOR
FITNESS ZONE



BIRDWATCHING DECK
& TRANQUIL WATER POND



OPEN-AIR
WORKSPACE



YOUR SAFETY IS OUR PRIORITY

Live with complete peace of mind, thanks to our robust security features.



ELECTRIC FENCE

Four-zone system detects intruders and alerts security on breach



CCTV SURVEILLANCE

Thermal cameras detect threats and provide real-time footage



GATE HOUSE MONITORING

CCTV cameras monitor entry, ensuring control



RESIDENT ACCESS

Mobile credentials enable secure access for authorised residents



VISITOR ACCESS

Pre-registered guests use QR codes; unannounced visitors require verification



WORKER ACCESS

Facial recognition and strict schedules control worker access





Select Your Home (Property Configurator)

DESIGN YOUR DREAM HOME

Explore Huguenot's "Select Your Home" 3D online sales platform to customize your new home. This innovative tool not only simplifies your home-buying journey but also makes it a joyful, engaging experience. Transform browsing into meaningful progress as you create your perfect home, confidently step by step.

Choose finishes, colours, and extras, and see all options with clear pricing. Save your choices and download a personalized brochure. It's a simple, intuitive way to bring your dream home to life.

"Where comfort and style come together"

Make use of our "Select Your Home" online sales platform to select your home, add extras and receive a firm quote instantly.



INTERACTIVE CUSTOMIZATION

Select your perfect floor plan, finishes, and optional extras through a simple, user-friendly interface tailored to your preferences.



REAL-TIME VISUALIZATION

Watch your selections come to life with stunning 3D or 2D visuals, giving you a clear picture of your dream home as you design it.



TRANSPARENT PRICING

Instantly see pricing updates as you make choices, ensuring clarity and confidence in your decisions.



SAVE AND SHARE

Save your personalized configurations and share them with family and friends for feedback before taking the next step.



EASY CALL-TO-ACTION

After finalizing your design, seamlessly schedule a consultation, request a quote, or begin the purchasing process directly through the "Select Your Home" online sales platform.



FOLLOW-UP SUPPORT

Provide your contact details for a quick response from our sales team, ensuring you're guided every step of the way.



LEAD CAPTURE INTEGRATION

Unlock benefits such as early bird discounts, or access to personalized consultations.

Your Home

YOUR IDEAL LIVING SPACE

Huguenot offers modern, three-bedroom homes with open layouts and quality finishes. Choose from 11 designs that blend contemporary and traditional styles, reflecting the area's heritage.

With customization options, these homes are built for comfort and functionality, making them perfect for families in a sought-after location.

Special Features include:

- ✓ High-quality structure, fixtures and finishes
- ✓ Energy-efficient water heating solution
- ✓ Energy-saving gas hobs
- ✓ Energy-saving LED light fittings throughout
- ✓ High rental demand in the neighbourhood

11 House Types to Choose from:

B - Belle (144 m ²)	F - Fleur (163 m ²)	J - Juliette (197 m ²)
C - Chloé (149 m ²)	G - Giselle (174 m ²)	K - Kyra (209 m ²)
D - Diane (156 m ²)	H - Hélène (174 m ²)	L - Lila (230 m ²)
E - Enya (153 m ²)	I - Iris (181 m ²)	

DESIGNED
FOR YOU



11 HOUSE TYPES
TO CHOOSE FROM

TYPE B - BELLE (144m²)



FRONT ELEVATION



BACK ELEVATION



GROUND FLOOR



FIRST FLOOR



TYPE B - BELLE (144m²)

- Garages 1
- Bedrooms 3
- Bathrooms 2
- Covered Entrance ✓
- Covered Patio/Braai ✓

Ground Floor (m ²)	75
First Floor (m ²)	69
Total size (m ²)	144

11 HOUSE TYPES
TO CHOOSE FROM

TYPE H - HÉLÈNE (174m²)



FRONT ELEVATION



BACK ELEVATION



GROUND FLOOR



FIRST FLOOR



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TYPE H - HÉLÈNE (174m²)

Garages	2
Bedrooms	3
Bathrooms	2
Covered Entrance	✓
Covered Patio/Braai	✓

Ground Floor (m ²)	106
First Floor (m ²)	68
Total size (m ²)	174

11 HOUSE TYPES
TO CHOOSE FROM

TYPE L - LILA (230m²)



FRONT ELEVATION



BACK ELEVATION



GROUND FLOOR



FIRST FLOOR



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TYPE L - LILA (230m²)

- Garages 2
- Bedrooms 3
- Bathrooms 2,5
- Covered Entrance ✓
- Covered Patio/Braai ✓
- Study Nook ✓
- Separate Scullery ✓

Ground Floor (m ²)	131
First Floor (m ²)	99
Total size (m ²)	230



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FINISHES & FEATURES

DESIGN & ARCHITECTURE

- Designed by a Professional Architect
- Internal Layout, Joinery, and Lighting by an Interior Designer

INTERIOR

- Designer Kitchens & 3 x colour scheme options
- Energy-efficient gas hob, electric stove & extractor
- Energy-Saving LED Lighting with Smart Lighting Design
- Fibre-Ready High-Speed Internet Access
- Flexible Open-Plan Living Spaces
- Flooring: Vinyl in Bedrooms, Tiles Elsewhere
- Geberit Water-Saving Toilets
- High Ceilings and Large Windows for Natural Light
- Luxury Bathrooms with Frameless Glass panels
- Main Bedroom fits King / Queen beds
- 2nd and 3rd Bedrooms fit Queen bed or two single beds
- Connections for Washing Machine, Tumble Dryer, and Dishwasher

EXTERIOR

- Modern Façade & High-Quality Finishes
- Energy-Efficient Water Heating Solution
- Aluminium Doors and Windows
- Aluminium Pergolas
- Aluminium Roof Rainwater System
- Private Garden for Outdoor Living
- Stainless Steel Ironmongery

YOUR DREAM HOME AWAITS





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SITE DEVELOPMENT PLAN



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READY TO MAKE IT YOURS?

Huguenot Estate is not just a place to live—it's where life happens. Come home to a space where comfort, style, and community thrive together.

Explore Huguenot Estate today and take the first step towards the lifestyle you've always dreamed of!

For queries and sales assistance: www.huguenotestate.co.za | info@huguenot.co.za

