

# Dipula goes into retail development

SIBONELO RADEBE

BEE-STYLED Dipula Income Fund is adding to its portfolio a R316m retail development, the Gillwell Taxi Retail Park development, in the East London CBD.

Dipula announced it had reached an agreement to acquire the 21 521m<sup>2</sup> development in the Buffalo City metropolitan municipality of the Eastern Cape province from developers Isibonelo Property Services and Eris Property Group.

Dipula noted that it was finalising the acquisition's financial effects and, until these were announced, it had advised Dipula-linked unit holders to exercise caution when dealing in its linked units.

Dipula CEO Izak Petersen said: "The property meets Dipula's strategy of acquiring larger, quality retail assets in targeted areas and improves the overall quality of our portfolio."

The Gillwell Taxi Retail Park development is a well-located retail site in the retail hub of East London's CBD. For Dipula, it represents sustainable income growth underpinned by major national retailers.

Dipula's statement said the development gained planning permission in December and the acquisition would become effective after the centre's construction was complete, in the first half of 2015.

"The transaction is subject to various conditions, including 80% of the development's retail space being pre-let and rental guarantees on any unlet space," it said.

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