

1 YEAR COURSE IN

PROPERTY DEVELOPMENT

FOR BUILT ENVIRONMENT
PRACTITIONERS

**Department of
Property Development**

2027

FORMAT

Dual delivery model
6x block weeks
In class & online

DATES & DURATION

Applications end:
31 Jan 2027

COURSE FEES

R58 000
Capitec Education Finance

STUDY STRUCTURE

Full-Time
Accelerated
(1-Year)

Part-Time
(2-Years)

Per Module Basis

Introduction

The property development sector, which includes both state-owned and private properties, plays a crucial role as an investment vehicle that generates wealth and employment opportunities in South Africa.

The 1-Year Learning Course in Property Development seeks to address the skills shortage within the industry by providing specialized training for positions in this field and guides students through the entire process of property development, from green field conversion to cities, legal and financial imperatives, redevelopment, management of properties, and much more. It further delves into a wide array of property development aspects, ranging from legal and financial aspects to even include project management principles. Designed for individuals who wish to acquire comprehensive knowledge without committing to full-time university education, this course aims to equip participants with the necessary skills for various career paths within property development. By doing so, it not only contributes to the economy but also promotes community development.

Admission Requirements

To enrol in this program, you must meet one of the following criteria:

- **Standard Entry:** A National Senior Certificate (NSC) or National Certificate Vocational (NCV/Matric).
- **Mature Age / RPL:** Be 23 years or older with relevant experience (Recognition of Prior Learning).
- **International Students:** Must hold a qualification equivalent to the South African Grade 12 level.

Subject Recommendations:

- **Mathematics/Maths Literacy:** Minimum 40% pass rate required.
- **English:** Must meet the prescribed pass mark.
- **Recommended:** School-level Science is recommended but not required.

Course Structure & Delivery

- **Next Intake:** January 2027.
- **Duration:** * Full-time: 1 Year.
- **Part-time:** 2 Years (Recommended for working professionals due to high workload).
- **Format:** Full-time students must attend 6 block weeks of classes, spread across 2 semesters.
- **APS Score:** Not applicable for this course.

RPL

Interested in Recognition of Prior Learning (RPL) or standard admission? Contact us today to schedule your admission interview.

Class Attendance

BLOCK WEEKS

This course requires mandatory attendance of 6 week-long, on-campus (or online) sessions each academic year. These intensive block weeks are designed for hands-on activities, collaborative projects, and direct engagement with lecturers and peers.

ONLINE CLASSES & INDEPENDENT STUDY

Following each block week, you'll transition to weekly evening online classes. These sessions will be conducted via live video conference and will focus on theoretical concepts and discussions. In addition to the scheduled classes, you'll be expected to complete independent study, readings, and assignments

ASSESSMENTS & EXAMINATIONS

Your overall grade will be determined by a combination of:

- **Formal examinations** – Comprehensive tests covering material from both the block weeks and online classes.
- **Tests** – Regular, smaller assessments conducted throughout the term to gauge your understanding of specific topics.
- **Assignments** – Practical assignments, projects and coursework submitted throughout the year.

Course Outcomes

- **Qualified Property Developers** – Graduates will gain the skills and knowledge to manage property development projects, from greenfield development to redevelopment and long term property management.
- **Enhanced Employability** – Learners will be equipped to take on roles in both public and private sector organizations, including government entities, parastatals, and private development firms.
- **Entrepreneurial Capacity** – Graduates will possess the ability to identify and pursue entrepreneurial opportunities within the property development industry, contributing to wealth creation and economic growth.
- **Practical Knowledge Application** – Students will demonstrate proficiency in managing legal, financial, and operational imperatives in property development.
- **Sustainable Built Environment Management** – Graduates will contribute to the development and management of sustainable fixed assets that uplift communities and support long-term economic objectives.
- **Career Pathway Development** – Learners will be prepared to advance their careers within the property development industry, achieving roles from entry-level positions to senior leadership.

Course Objectives

- **Equip Industry-Ready Professionals** – Prepare learners to fulfill key roles in the property development sector, including development, refurbishment, and property management.
- **Bridge the Skills Gap** – Address the shortage of qualified individuals in South Africa's property development sector by providing accessible, well-structured education tailored to industry needs.
- **Support Wealth Creation** – Empower students with the knowledge to engage in property development as a tool for long-term investment and wealth generation, benefiting both public and private sectors.
- **Promote Entrepreneurship** – Foster entrepreneurial skills and innovative thinking in learners, enabling them to initiate and manage property development projects prudently and profitably.
- **Facilitate Career Growth** – Lay the foundation for career progression from entry-level to senior management positions in property development.
- **Integrate Interdisciplinary Knowledge** – Develop learners' ability to navigate legal, financial, technical, and managerial aspects of property development effectively.

Career Prospects

A qualification in Property Development can lead to roles such as:

- Property Developer
- Real Estate Assistant
- Project Coordinator
- Construction Administrator
- Development Analyst (Entry Level)

Fees Structure

*All modules are on NQF Level 5 and compulsory to complete. There are no elective modules.
The Fundamental and Core modules are listed below:*

1

Opting for full registration offers a comprehensive and structured approach, often at a discounted rate, and ensures you complete all course requirements.

2

Alternatively, choosing to register per module gives you the flexibility to select only the modules you need, manage your learning pace, and spread the cost over time. This option is ideal for those who want to acquire specific skills or working individuals who cannot commit to the entire curriculum within an academic cycle.

FULL TIME (1 YEAR)

Once-off registration fee	R 5 000
Upfront	R 58 000
Instalments	Contact us info@cea.ac.za

CAPITEC EDUCATION FINANCE

Make use of Capitec Education
Finance assistance

PART TIME (2 YEARS)

1st Year

Yearly registration fee	R 5 000
Upfront	R 33 264
Instalments	Contact us info@cea.ac.za

2nd Year

Yearly registration fee	R 3 500
Upfront	R 29 731
Instalments	Contact us info@cea.ac.za

Property Development

1 Year Course

Course Modules & Themes

All modules are on NQF Level 5 and compulsory to complete. There are no elective modules. The Fundamental and Core modules are listed below:

	Code	SemCode	Name	Credits	Price
Core	PDT	101	Property Development	16	R7 066
	PDT	102	Property Development	16	R7 066
	PEN?	101	Property Economics	16	R7 066
	PRL	101	Property Law	16	R7 066
	CQS	101	Construction Quantity Surveying	16	R7 066
	FMT	101	Facilities Management	16	R7 066
Fundamentals	SBE	101	Structure of the Built Environment	8	R3 534
	BCT	101	Basic Construction Technology	8	R3 534
	BCT	102	Basic Construction Technology	8	R3 534
	CML	101	Commercial Law	16	R7 066
				120	R 53 000

Assessment Methodology

Students will be assessed throughout the Course through a combination of formative and summative assessments, which are designed to measure achievement in the module outcomes and the Exit Level Outcomes of the qualification. Each module of the qualification will be assessed separately or in combination with other modules in an integrated assessment.

FORMATIVE ASSESSMENTS (50% OF TOTAL ASSESSMENT VALUE)

Formative assessments will be conducted continuously throughout the teaching-learning process per semester to assist lecturers and students to monitor progress and to take corrective action, where needed. Formative assessments will be in the form of:

- **Written knowledge tests**, which will account for 20% of the formative assessment value. There will be two tests, one per semester, and
- **Individual written assignments**, which will account for 30% of the formative assessment



value. Short assignments must be completed per module per semester.

Written tests and assignments per module will be based on information gained through discussions of workplace-based case studies, group exercises, informal oral presentations, role plays, study material and formal lectures.

The learnings through the formative assessment process will prepare participants for the final exam. A minimum mark of 40% for formative assessments is required to write the examination.

SUMMATIVE ASSESSMENTS (50% OF TOTAL ASSESSMENT VALUE)

The summative assessment will be done through a final exam that will cover all the modules of the program. A sub-minimum of 50% for the final exam is required for students to achieve the 1 Year Certificate.

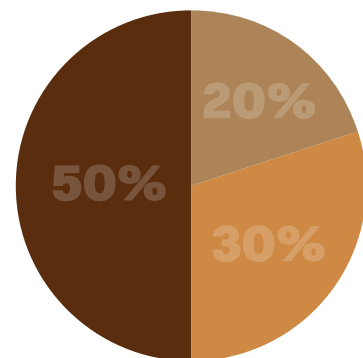
WEIGHTING OF ASSESSMENTS

Formative assessments make up 50% of all assessment marks and are in the form of:

- **Written Tests 20%**
- **Individual Assignments 30%**

Summative assessments will account for 50% of the total assessment value and in the form of:

- **Individual written exam: 50%**



ADDITIONAL ASSESSMENT & ADMINISTRATION FEES

The fees below apply to special assessment sittings, re-marks, supplementary submissions, and administrative re-evaluations:

Assessment Type	Unit Fee
Exam Papers	R 500
Formal Assignments	R 300
Formal Tests	R 300

ADMINISTRATIVE TERMS & CONDITIONS:

- **Payment Required:** Assessment fees must be settled in full prior to script re-evaluation, supplementary examination scheduling, or special submission processing.
- **Non-Refundable:** All assessment administrative fees are non-refundable once the assessment process has commenced.
- **Account Settlement:** Results or re-mark feedback will only be released once the student account reflects a zero balance for administrative charges.

Textbook List

MODULE	REFERENCE	ISBN	AVAILABILITY
All Modules	Hauptfleisch, A.C., 2025. Built Environment Commercial Terminology: A Descriptive Glossary. 2 nd Ed. Pretoria: HH Management	ISBN: 9781037051593 EBOOK ID: 9781037016196	Hard copy: Please contact vicki.fourie@medwell.co.za or 082 820 0690 Digital access: Available via Perlego (included in course fees)
SBE 101	Hauptfleisch, A.C., 2024. Structure of the Built Environment in South Africa. 10 th Ed. Pretoria: Constructive Education.	ISBN: 9780620924146 EBOOK ID: 9781037016158	Hard copy: Please contact vicki.fourie@medwell.co.za or 082 820 0690 Digital access: Available via Perlego (included in course fees)
BCT 101 & BCT 102	Hauptfleisch, A.C., 2024. Basic Construction Technology. 3 rd Ed. Pretoria: Constructive Education.	ISBN: 9780639767024 EBOOK ID: 9781037016165	Hard copy: Please contact vicki.fourie@medwell.co.za or 082 820 0690 Digital access: Available via Perlego (included in course fees)
FMT 101 & FMT 102	Hauptfleisch, A.C., 2024. Facilities Management Practice. 2 nd Ed. Pretoria: Constructive Education.	ISBN: 9780796137487 EBOOK ID: 9781037016172	Hard copy: Please contact vicki.fourie@medwell.co.za or 082 820 0690 Digital access: Available via Perlego (included in course fees)
CQS 101 & CQS 102	Maritz, G. & Siglé, H., 2016. Quantity Surveying Practice in South Africa. 2 nd Ed. Pretoria: ASAQS.		Hard copy: Order from Louisa Modise at association@asaqs.co.za or 011 315 4140 Digital access: Available via ASAQS Store
	Hauptfleisch, A.C. & Verster, J.J.P., 2024. Principles and Practice of Construction and Project Management. 2 nd Ed. Pretoria: Constructive Education.	ISBN: 9780796132970 EBOOK ID: 9781037016189	Hard copy: Please contact vicki.fourie@medwell.co.za or 082 820 0690 Digital access: Available via Perlego (included in course fees)
	ASAQS, 2015. Standard System of Measuring Building Work. 7 th ed. Midrand: Association of South African Quantity Surveyors.		Hard copy: Order from Louisa Modise at association@asaqs.co.za or 011 315 4140 Digital access: Available via ASAQS Store
PDT 101	Cloete, C.E., 2026. Property Development in South Africa. 4 th Ed. Pretoria: Manplan.	ISBN: 9781049246796	Hard Copy: Available at Manplan Books (manplanbooks@gmail.com or phone 072 524 8809)
	Cloete, C.E., 2017. Property Investment in South Africa. 3 rd Ed. Pretoria: Manplan.	ISBN: 9780986984334	Hard Copy: Available at Manplan Books (manplanbooks@gmail.com or phone 072 524 8809)

Property Development

1 Year Course

	Cloete, C.E., 2020. Property Marketing in South Africa . 2 nd Ed. Pretoria: Manplan.	ISBN: 9780986984358	Hard Copy: Available at Manplan Books (manplanbooks@gmail.com or phone 072 524 8809)
	Cloete, C.E., 2024. Principles of Property Management . 3 rd Ed. Pretoria: South African Property Education Trust..	ISBN: 9780986984389	Hard Copy: Available at Manplan Books (manplanbooks@gmail.com or phone 072 524 8809)
	Prinsloo, D.A., 2016. Property Economics in Sub-Saharan Africa . 3 rd Ed. Pretoria: Manplan.	ISBN: 9780986984341	Hard Copy: Available at Manplan Books (manplanbooks@gmail.com or phone 072 524 8809)
CML 101	Study notes for Commercial Law 101 – available on Student Platform (included in tuition fees)		
PRL 101	Study notes for Property Law 101 – available on Student Platform (included in tuition fees)		

Course Format

This One Year Course consists of a dual delivery model, integrating four in-person classroom sessions / workshops per year, each running from Monday to Friday and which can be attended in person or via live, interactive online sessions. The aforementioned is combined with self-study, online video sessions and evening classes throughout the year.

Registration

Registration Fee Information: Your annual registration fee secures your student status for the academic year and includes:

- 12 Months of Perlego Access: Enjoy full access to our online digital library, where the majority of your prescribed textbooks are readily available.

Please Note:

- *E-Book Availability: Not all prescribed books are available in e-book format through Perlego; any unavailable titles must be acquired independently.*

For more information on application and registration procedures, please visit our website: www.cea.ac.za.



Course Presenters



PROF. CHRIS CLOETE

Chris Cloete was Professor at the Department of Construction Economics, University of Pretoria from 1989, where he also held the endowed SACSC Chair in Shopping Centre Studies (2016–2020). He was appointed as HOD (Property Development) at Career Excel Academy (CEA) in 2023.

He studied at the University of Pretoria, Oxford University (England) and at UNISA. Simultaneous with completing a PhD in Chemistry in 1973 he completed a BA(Hons) (Philosophy, cum laude), and later also did a MBL (1982) and a BTh in 1993 (both awarded cum laude).

At university he had been chairman of the Men's residence Mopane, member of the Students Representative Council, and National President of the University Science Students Association of South Africa. He received Dux Colours for Leadership in 1971.

He has been a part-time lecturer in chemistry at UP (1971–72), senior scientist at the CSIR as coordinator in the National Programme for Environmental Sciences (1975–1979), property development manager at a construction company (1980–1985) and managing director of a project management company (1985–1989). He was responsible for the development and/or marketing of a number of residential schemes and retirement villages, an office block and the first sectional title medical centre in South Africa. He has consulted widely for a number of clients in the private as well as public sector.

He joined the University of Pretoria in 1990 and developed the first MSc (Real Estate) degree in South Africa. He is past Chairman of the SA Property Education Committee, past national councillor of the SA Property Owners' Association and past president of the Institute of Property Practitioners of SA.

He is author or co-author of more than 150 papers in peer-reviewed academic journals and national and international conference proceedings and is the author or editor of 11 books on property. He has been study leader for about 100 MSc mini-dissertations, study leader or co-study leader for 6 PhD theses and external examiner at a number of South African universities

He is course leader for a large number of regular adult educational courses in real estate. These courses have been attended by more than 10 000 delegates over the past 30 years and have also been presented in Botswana, Namibia, Nigeria, Ghana, Tunisia and India. He developed the curricula for a number of courses offered by SAPOA and the SA Council of Shopping Centres. He reviewed the Property Unit Standards on request of the Services SETA (2003) and served on the Working Group for development of Unit Standards for Social Housing. He served on the SGB for

Quantity Surveyors), was chairman of Property Domain Champions committee and also served as deputy chairman of the Working Group for the Municipal Valuers Qualifications. He was co-recipient of a R3,26 million 3-year NRF research grant on the resilience of cities and has been a C3 rated NRF researcher.

He has received a number of professional and academic awards, including post-graduate bursaries by the University of Pretoria, the Industrial Development Corporation of SA (one of 5 awards on a national basis), the British Council Fellowship for South Africa (taken up at the University of Oxford, UK 1973-1975, an Outstanding Academic Achiever award at the University of Pretoria, twice an Award for Innovation in Education at the University of Pretoria and the first Honorary Life Membership of the SA Council for Shopping Centres. In 2005 he was named a Fellow of the Royal Institution of Chartered Surveyors (RICS) as Eminent Member (the first in Africa).



MR. KAREL OBERHOLZER

Karel obtained an honours degree in Urban Geography from the University of the Orange Free State and an MBA from the Potchefstroom University Business School. He started his career at FNB's branch and ATM network planning division. Over the span of 14 years at the Bank Karel worked at various departments and divisions gaining valuable analytical, project management and general business experience.

He ended his career at the Bank, heading the advanced analytics and data modelling department. From June 2007 Karel was heading the ECE Project Developments Company, a subsidiary of a property syndication and investment business, providing programme and project management services to both the property development and information technology environments.

Karel was appointed as Senior Project Manager at Calgro M3 in January 2009 where he was responsible for various residential housing developments spanning across different market segments over the entire property development life cycle and value chain. This included mid to high income residential development, retirement estate as well as fully integrated housing projects requiring Government funding.

Karel started a property development and project management consulting company, named O5 Projects during the course of 2018. In addition to the consulting company Karel took up full time employment at the Bigen Group (Engineering Consulting) at the end of 2019 till July 2022, as senior property development manager. From August 2022 Karel become part owner and director of the Innovative Consolidated Group, a holding company with various subsidiaries including a steel construction company, educational institution, property development company and other.

Property Development

1 Year Course

Contact Details

Main Campus:

CMA Office and Conference Centre
(Pty) LTD 2nd Read,
Halfway House,
Midrand, 1685



Centurion Office:

140 Bauhinia Street,
Highveld Techno Park,
Centurion, 0169



www.cea.ac.za



info@cea.ac.za



012 884 0198



081 074 3653



**Shape the skylines. Change
communities. Build your legacy.**



**Start your journey in Property
Development today!**

Provisionally registered as a Private Higher Education Institution Registration Certificate No. 2022/HE07/004

Department of
Property Development



**Career Excel
Academy**
Higher Education



CAREER EXCEL ACADEMY (PTY) LTD. Company no. 2015/155336/07.
Provisionally registered as a Private Higher Education Institution.
Registration Certificate No. 2022/HE07/004. Directors: K.J Oberholzer, R van der Walt.