



Press Release
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GOVERNMENT CAUTIONS AGAINST ILLEGAL SELLING OF RDP HOUSES

The Mpumalanga Department of Human Settlements strongly condemns the illegal selling of government subsidised houses (RDP) by either beneficiaries, or government officials who are responsible for allocating and any person in the value chain. This comes amid several complaints made to the Department and lately to the media by beneficiaries whom their houses have not been given to them yet someone is occupying the house.

The Housing Amendment Act provides for a prohibition on the sale of an RDP house outside a period of eight years (8). According to the Act, if a beneficiary intends selling the house within the eight year period, such should be offered back to the Department and that no purchase price will be payable to such a beneficiary. The Department through its Regional Office is investigating the latest incident with a view to address it accordingly.

Low cost houses (RDPs) are therefore not meant for profit by the beneficiaries. Any person found to be renting out a property especially within the 8 year period, will then create the impression that the property is not acquired for the desired purpose, therefore it should be offered back to the Department which alongside with the Municipality will find a qualifying beneficiary as a replacement.

“The Department puts it on record that once an RDP has been transferred to a legitimate beneficiary, a title deed will be issued accordingly. By virtue of the legitimate beneficiary being the registered owner, he/she is therefore entitled to stipulate in a ‘Will’ who will inherit the property when death occurs”, charges MEC Norah Mahlangu.

Mahlangu continued, “We urge all beneficiaries to refrain from selling their houses illegally and advises them to report such illegal transactions. Communities are also advised that there is a clause on the Deeds Registry Records that is meant to prevent the transfer of property without the written consent of the Department”. If the eight year period has lapsed, the Department upon a request usually from attorneys will grant the consent, in a form of Waiver of Pre-emptive right. The risk associated with the purchase of an RDP is that the seller (usually the original beneficiary) remains the registered owner regardless of how many people he/she sells the property to.

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