



## MERGER NOTICE NO 21: 2024

### **THE PROPOSED SALE AND PURCHASE OF LOT 22085 AND LOT 64940 (A PORTION OF LOT 17533), GABORONE AS A GOING CONCERN FOR AND ON BEHALF OF BOTSWANA PUBLIC OFFICERS PENSION FUND BY BPOPF KHUMO MANAGED PROPERTY FUND, FROM SYPOL INVESTMENT (PTY) LTD**

Pursuant to section 49(1) of the Competition Act 2018, the Competition and Consumer Authority ("the Authority") has received a merger notification for the proposed sale and purchase of Lot 22085 and Lot 64940 (a portion of Lot 17533), Gaborone as a going concern for and on behalf of Botswana Public Officers Pension Fund ("BPOPF") by BPOPF Khumo Managed Property Fund ["BPOPF Khumo Managed Fund or Acquiring Enterprise"], from Sypol Investment (Pty) Ltd ["Sypol or Selling Enterprise"].

The Acquiring Enterprise, BPOPF Khumo Managed Fund, is a BPOPF fund operated and managed by an asset manager known as Khumo Property Asset Management (Pty) Ltd ["Khumo Property Asset Management"], a private company incorporated in accordance with the Laws of Botswana. The Acquiring Enterprise is duly appointed as the property asset manager of the BPOPF and makes the acquisition for and on behalf of BPOPF. BPOPF is a pension fund for the Botswana public service employees.

The Board of Directors of Khumo Property Asset Management are Warren Kirkwood Schultze (British), Barend De Loor (South African), Baledzi Makobo and Clair Mathe-Lisenda (both Botswana).

The Selling Enterprise, Sypol, is a company incorporated in accordance with the Laws of Botswana. It is controlled by Murli Vashdev Sakhrani - and Geeta Murli Sakhrani (Indian) as shareholders. Murli Vashdev Sakhrani has business interests in Lot One Two Seven One (Pty) Ltd. These individuals have business interests in EDS (Pty) Ltd, a Botswana registered company. The Selling Enterprise is a property holding company of Lot 22085 and Lot 64940 (a portion of Lot 17533), situated in Gaborone (*the Properties being sold*). The Properties being sold are commercial in nature currently houses various kinds of business tenants.

In addition, the Selling Enterprise owns residential properties. These are plot 10287, Maruapula, plot 13168, Broadhurst, plot 36142 K3, and plot 36142 M16, Block 8; all in Gaborone. The Selling Enterprise further owns commercial properties being Plot 4748, Broadhurst, Gaborone, Plot 6138 and Plot 689/690, both in Francistown.

The Director of Sypol is Murli Vashdev Sakhrani (British).

According to section 50 (3) of the Competition Act 2018, "any person, including a third party not a party to the proposed merger, may voluntarily submit to the inspector

or the Authority any document, affidavit, statement or other relevant information in respect of a proposed merger."

The Competition and Consumer Authority therefore seeks any stakeholder views for or against the proposed merger, which may be sent within 10 days from date of this publication to the following address:

Director, Mergers and Monopolies  
Competition and Consumer Authority  
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