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MEDIA STATEMENT

TELKOM TOWERS REQUEST FOR INFORMATION NOW OPEN FOR PRIVATE SECTOR INPUT

- The Department of Public Works and Infrastructure has published the Request for Information (RFI) to obtain input from the private sector on the redevelopment of the Telkom Towers Precinct, Public Works House and Central Government Office – which is expected to generate R4.5 billion in new investment and create 12,700 jobs.
- The RFI will assess technical, commercial and financial considerations, including potential Public-Private Partnership (PPP) delivery models and conditions for private-sector participation.
- Information gathered through the RFI will inform the next stages of the redevelopment process, including the subsequent Request for Qualification and Request for Proposals processes.

The Department of Public Works and Infrastructure has published the Request for Information (RFI) for the redevelopment of the Telkom Towers Precinct and invites the private sector to provide information on how the asset can be refurbished, upgraded and brought back into productive use.

This marks an important milestone in the Department's reform agenda, which is anchored by repurposing public assets through private sector investment.

The RFI forms part of the Department's approach to fundamentally changing how government approaches large-scale infrastructure projects and working with stakeholders beyond government to unlock the potential of state-owned assets. Respondents will be asked to assess technical approaches to refurbishing and upgrading the asset to meet regulatory and government accommodation standards. The process will also evaluate potential Public-Private Partnership (PPP) delivery models, including contract structuring, packaging and lifecycle approaches.

The RFI will further test the commercial viability and bankability of the project, including funding assumptions and conditions for private-sector participation. It will also inform considerations around risk allocation, affordability and Value for Money, while exploring operations, maintenance and capacity-transfer models to ensure sustainable long-term asset performance.

Currently, the redevelopment of Telkom Towers is currently estimated at between R1.8 billion and R2.2 billion and will involve the refurbishment of all nine buildings in the precinct. Once

completed, the development is expected to provide approximately 106,000m² of gross leasable area.

With Telkom Towers forming as the base project, the RFI will also incorporate adjacent government assets for consideration during the feasibility study. This includes Public Works House and the Central Government Offices, with the aim of supporting integrated planning and urban revitalisation in accordance with the Tshwane Inner City Regeneration Programme.

The total value of private sector investment in the entire precinct is expected to inject R4.5 billion into the Pretoria CBD and create 12,700 jobs in construction. When construction is completed, the Department is also expected to save almost R7 million per month in costs currently incurred while Telkom Towers remains unused.

Once the RFI process has been concluded, the Department will use the responses received to design the Request for Qualification (RFQ) stage. This will identify companies that are technically and financially capable of undertaking the work, after which qualified bidders will be invited to respond to a Request for Proposals (RFP) to rehabilitate, operate and ultimately transfer the facility back to the state.

Minister Macpherson added that, "The publication of the RFI marks an important step towards unlocking the potential of Telkom Towers and leveraging private-sector participation in the redevelopment of state assets. We want to understand what is technically feasible, commercially viable and financially sustainable, while ensuring that we achieve value for money for the state. This process will allow us to draw on the expertise and capabilities of the market so that we can move this underutilised state asset back into being a productive precinct that delivers value for government and the people of South Africa."

More information relating to the RFI can be found here:

https://www.dbsa.org/sites/default/files/media/documents/2026-10/RFI003.2026_Telkom%20Towers%20complexSS%20Technologies%20Database.pdf

Enquiries:

Luke Albert

Acting Media Liaison Officer to Minister Macpherson

luke.albert@dpw.gov.za

076 063 9923

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