THE RESERVE
ZULULAMI

SITE	LAND SIZE	HOME TYPE	HOME SIZE	PURCHASE PRICE	Zululami Estate Levy	The Reserve Levy	TOTAL Monthly Levy	Municipal Rates (est)	Occupational Interest	Expected date of occupation
1	505m²	3-bedroom	207m²	**R4,250,000**	R2,146	R1,900	R4,046	R2,991	R21,350	complete
2	442m²	3-bedroom	207m²	**R4,750,000**	R2,146	R1,900	R4,046	R2,991	R24,350	complete
3	463m²	4-bedroom	235m²	**R5,895,000**	R2,146	R2,200	R4,346	R4,177	R33,106	complete
4	358m²	3-bedroom	207m²	**R4,250,000**	R2,146	R1,900	R4,046	R2,991	R24,350	complete
5	316m²	3-bedroom	207m²	**R3,950,000**	R2,146	R1,900	R4,046	R2,775	R24,000	complete
6	316m²	3-bedroom	207m²	**R4,095,000**	R2,146	R1,900	R4,046	R2,880	R24,000	complete
7	327m²	3-bedroom	207m²	**R4,095,000**	R2,146	R1,900	R4,046	R2,880	R24,000	complete
8	329m²	3-bedroom	208/9m²	**R4,750,000**	R2,146	R1,900	R4,046	R3,352	R26,676	complete
		4-bedroom	236m²	**R5,450,000**	R2,146	R2,200	R4,346	R3,856	R30,607	
9	359m²	4-bedroom	235m²	**R4,785,000**	R2,146	R2,200	R4,346	R3,377	R24,300	complete
10	362m²	3-bedroom	208/9m²	**R4,750,000**	R2,146	R1,900	R4,046	R3,352	R26,676	Nov-24
		4-bedroom	236m²	**R5,450,000**	R2,146	R2,200	R4,346	R3,856	R30,607	
11*	**346m²**	**3-bedroom**	**208/9m²**	**R4,750,000**	**R2,146**	**R1,900**	**R4,046**	**R3,570**	**R26,676**	**Nov-24**
12	358m²	3-bedroom	208/9m²	**R4,750,000**	R2,146	R1,900	R4,046	R3,570	R26,676	9 months from date of sale
		4-bedroom	236m²	**R5,450,000**	R2,146	R2,200	R4,346	R4,108	R30,607	
13	333m²	3-bedroom	208/9m²	**R4,750,000**	R2,146	R1,900	R4,046	R3,570	R26,676	9 months from date of sale
		4-bedroom	236m²	**R5,450,000**	R2,146	R2,200	R4,346	R4,108	R30,607	
14	440m²	3-bedroom	208/9m²	**R4,750,000**	R2,146	R1,900	R4,046	R3,570	R26,676	9 months from date of sale
		4-bedroom	236m²	**R5,450,000**	R2,146	R2,200	R4,346	R4,108	R30,607	
15	346m²	3-bedroom	208/9m²	**R4,750,000**	R2,146	R1,900	R4,046	R3,570	R26,676	15 months from date of sale
		4-bedroom	236m²	**R5,450,000**	R2,146	R2,200	R4,346	R4,108	R30,607	

RESERVED

SOLD

* SHOW UNIT UNTIL 30 JAN 2025

THE RESERVE
ZULULAMI

SITE	LAND SIZE	HOME TYPE	HOME SIZE	PURCHASE PRICE	Zululami Estate Levy	The Reserve Levy	TOTAL Monthly Levy	Municipal Rates (est)	Occupational Interest	Expected date of occupation
26	265m²	3-bedroom	208/9m²	**R4,920,000**	R2,024	R1,900	R3,924	R3,701	R27,630	15 months from date of sale
		4-bedroom	236m²	**R5,650,000**	R2,024	R2,200	R4,224	R4,261	R31,730	
27	302m²	3-bedroom	208/9m²	**R4,920,000**	R2,024	R1,900	R3,924	R3,701	R27,630	15 months from date of sale
		4-bedroom	236m²	**R5,650,000**	R2,024	R2,200	R4,224	R4,261	R31,730	
28	299m²	3-bedroom	208/9m²	**R4,920,000**	R2,024	R1,900	R3,924	R3,701	R27,630	15 months from date of sale
		4-bedroom	236m²	**R5,650,000**	R2,024	R2,200	R4,224	R4,261	R31,730	
29	301m²	3-bedroom	208/9m²	**R4,920,000**	R2,024	R1,900	R3,924	R3,701	R27,630	15 months from date of sale
		4-bedroom	236m²	**R5,650,000**	R2,024	R2,200	R4,224	R4,261	R31,730	
30	345m²	3-bedroom	208/9m²	**R4,920,000**	R2,024	R1,900	R3,924	R3,701	R27,630	15 months from date of sale
		4-bedroom	236m²	**R5,650,000**	R2,024	R2,200	R4,224	R4,261	R31,730	
31	333m²	3-bedroom	208/9m²	**R4,920,000**	R2,024	R1,900	R3,924	R3,701	R27,630	15 months from date of sale
		4-bedroom	236m²	**R5,650,000**	R2,024	R2,200	R4,224	R4,261	R31,730	
32	379m²	3-bedroom	208/9m²	**R4,920,000**	R2,024	R1,900	R3,924	R3,701	R27,630	15 months from date of sale
		4-bedroom	236m²	**R5,650,000**	R2,024	R2,200	R4,224	R4,261	R31,730	

RESERVED
SOLD
NEW PHASE RELEASED OCT 2024

UPGRADES (available at purchase):

No.	Selection items	COST		TICK	
HOUSE TYPE					
1.1	Three bedroom Type A			R40,000	
1.2	Three Bedroom Type B	No additional cost			choose one
1.3	Four Bedroom Type A			R40,000	
1.4	Four bedroom Type B	No additional cost			
PARKING					
3.1	Carport - standard	No additional cost			choose one
3.2	Double Garage - upgrade		R174,000		
GARDEN AREA					
4.1	Lawn - standard	No additional cost			
4.2	Deck - upgrade		R96,000		choose one
4.3	Swimming pool & deck surround - upgrade		R191,000		
COURTYARD					
5.1	Pergola - upgrade		R92,000		optional
5.2	Concrete braai counter braai - included	No addditional costs			
KITCHEN					
6.1	White Finish	No additional cost			choose one
6.2	Storm Grey Finish	No additional cost			
BATHROOM					
7.1a	Light finish - standard	No additional cost			
7.2	Dark finish - upgrade	3-bed	R85,000		choose one
7.2	Bathroom Sanware, Showers and Accessories:	4-bed	R103,000		
SMART OPTIONS					
8.1	Airconditioning in all bedrooms (3) - upgrade	3-bed	R109,000		
8.1	Airconditioning in all bedrooms (4) - upgrade	4-bed	R137,000		optional
8.2	Airconditioning on ground floor - upgrade		R41,000		
8.3	Back-up power	Quote on request			optional
8.4	Back-up power and solar	Quote on request			
8.5	Fibre & DSTV Ready - standard	Once off activation fee (3CT)			optional
8.6	WIFI throughout - upgrade		R12,500		
LIGHTING AND ELECTRICAL					
9.1	Light option - standard	No additional cost			
9.2	Dark option - upgrade	3-bed	R31,000		choose one
9.2	Darl option - upgrade	4-bed	R35,000		
IRONMONGERY					
10.1	Stainless steel - standard	No additional cost			
10.2	Black - upgrade	3-bed	R6,000		choose one
10.2	Black - upgrade	4-bed	R7,000		

SUB-TOTAL UPGRADES	
ADD HOUSE PRICE	
TOTAL PURCHASE PRICE	

Sign