



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 | 505m ² | 3-bedroom | 207m ² | R4,250,000 | R2,296 | R1,900 | R4,196 | R2,991 | R21,350 | complete |
| 2 | 442m ² | 3-bedroom | 207m ² | R4,750,000 | R2,296 | R1,900 | R4,196 | R2,991 | R24,350 | complete |
| 3 | 463m ² | 4-bedroom | 235m ² | R5,895,000 | R2,296 | R2,200 | R4,496 | R4,177 | R33,106 | complete |
| 4 | 358m ² | 3-bedroom | 207m ² | R4,250,000 | R2,296 | R1,900 | R4,196 | R2,991 | R24,350 | complete |
| 5 | 316m ² | 3-bedroom | 207m ² | R3,950,000 | R2,296 | R1,900 | R4,196 | R2,775 | R24,000 | complete |
| 6 | 316m ² | 3-bedroom | 207m ² | R4,095,000 | R2,296 | R1,900 | R4,196 | R2,880 | R24,000 | complete |
| 7 | 327m ² | 3-bedroom | 207m ² | R4,095,000 | R2,296 | R1,900 | R4,196 | R2,880 | R24,000 | complete |
| 8 | 329m ² | 3-bedroom | 208/9m ² | R4,750,000 | R2,296 | R1,900 | R4,196 | R3,352 | R26,676 | complete |
| | | 4-bedroom | 236m ² | R5,450,000 | R2,296 | R2,200 | R4,496 | R3,856 | R30,607 | |
| 9 | 359m ² | 4-bedroom | 235m ² | R4,785,000 | R2,296 | R2,200 | R4,496 | R3,377 | R24,300 | complete |
| 10 | 362m ² | 3-bedroom | 208/9m ² | R4,750,000 | R2,296 | R1,900 | R4,196 | R3,352 | R26,676 | complete |
| | | 4-bedroom | 236m ² | R5,450,000 | R2,296 | R2,200 | R4,496 | R3,856 | R30,607 | |
| 11 | 346m ² | 3-bedroom | 208/9m ² | R4,750,000 | R2,296 | R1,900 | R4,196 | R3,570 | R26,676 | complete |
| | | | | | | | | | | |
| 12 | 358m ² | 3-bedroom | 208m ² | R5,035,000 | R2,296 | R1,900 | R4,196 | R3,570 | R26,676 | occupation ready |
| | | | | | | | | | | |
| 13 | 333m ² | 3-bedroom | 208m ² | R4,750,000 | R2,296 | R1,900 | R4,196 | R3,570 | R26,676 | complete |
| | | | | | | | | | | |
| 14 | 440m ² | 3-bedroom | 208m ² | R5,075,000 | R2,296 | R1,900 | R4,196 | R3,570 | R26,676 | occupation ready |
| | | | | | | | | | | |
| 15 | 346m ² | 3-bedroom | 208m ² | R4,750,000 | R2,296 | R1,900 | R4,196 | R3,570 | R26,676 | 15 months from date of sale |
| | | | | | | | | | | |

RESERVED
SOLD



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| 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 | 265m ² | 3-bedroom | 208/9m ² | R4,920,000 | R2,296 | R1,900 | R4,196 | R3,701 | R27,630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5,650,000 | R2,296 | R2,200 | R4,496 | R4,261 | R31,730 | |
| 27 | 302m ² | 3-bedroom | 208/9m ² | R4,920,000 | R2,296 | R1,900 | R4,196 | R3,701 | R27,630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5,650,000 | R2,296 | R2,200 | R4,496 | R4,261 | R31,730 | |
| 28 | 299m ² | 3-bedroom | 208/9m ² | R4,920,000 | R2,296 | R1,900 | R4,196 | R3,701 | R27,630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5,650,000 | R2,296 | R2,200 | R4,496 | R4,261 | R31,730 | |
| 29 | 301m ² | 3-bedroom | 208/9m ² | R4,920,000 | R2,296 | R1,900 | R4,196 | R3,701 | R27,630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5,650,000 | R2,296 | R2,200 | R4,496 | R4,261 | R31,730 | |
| 30 | 345m ² | 3-bedroom | 208/9m ² | R4,920,000 | R2,296 | R1,900 | R4,196 | R3,701 | R27,630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5,650,000 | R2,296 | R2,200 | R4,496 | R4,261 | R31,730 | |
| 31 | 333m ² | 3-bedroom | 208/9m ² | R4,920,000 | R2,296 | R1,900 | R4,196 | R3,701 | R27,630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5,650,000 | R2,296 | R2,200 | R4,496 | R4,261 | R31,730 | |
| 32 | 379m ² | 3-bedroom | 208/9m ² | R4,920,000 | R2,296 | R1,900 | R4,196 | R3,701 | R27,630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5,650,000 | R2,296 | R2,200 | R4,496 | R4,261 | R31,730 | |

RESERVED
 SOLD

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 | |
| 1.3 | Four Bedroom Type A | | R40,000 |
| 1.4 | Four bedroom Type B | No additional cost | |

choose one

PARKING

| | | | |
|-----|-------------------------|--------------------|--|
| 3.1 | Carport - standard | No additional cost | |
| 3.2 | Double Garage - upgrade | R174,000 | |

choose one

GARDEN AREA

| | | | |
|-----|---|--------------------|--|
| 4.1 | Lawn - standard | No additional cost | |
| 4.2 | Deck - upgrade | R96,000 | |
| 4.3 | Swimming pool & deck surround - upgrade | R191,000 | |

choose one

COURTYARD

| | | | |
|-----|---|---------------------|--|
| 5.1 | Pergola - upgrade | R92,000 | |
| 5.2 | Concrete braai counter braai - included | No additional costs | |

optional

KITCHEN

| | | | |
|-----|-------------------|--------------------|--|
| 6.1 | White Finish | No additional cost | |
| 6.2 | Storm Grey Finish | No additional cost | |

choose one

BATHROOM

| | | | |
|------|--|--------------------|----------|
| 7.1a | Light finish - standard | No additional cost | |
| 7.2 | Dark finish - upgrade | 3-bed | R85,000 |
| 7.2 | Bathroom Sanware, Showers and Accessories: | 4-bed | R103,000 |

choose one

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 |
| 8.2 | Airconditioning on ground floor - upgrade | | R41,000 |

optional

| | | | |
|-----|-------------------------|------------------|--|
| 8.3 | Back-up power | Quote on request | |
| 8.4 | Back-up power and solar | Quote on request | |

optional

| | | | |
|-----|-------------------------------|-------------------------------|--|
| 8.5 | Fibre & DSTV Ready - standard | Once off activation fee (3CT) | |
| 8.6 | WIFI throughout - upgrade | R12,500 | |

optional

LIGHTING AND ELECTRICAL

| | | | |
|-----|-------------------------|--------------------|---------|
| 9.1 | Light option - standard | No additional cost | |
| 9.2 | Dark option - upgrade | 3-bed | R31,000 |
| 9.2 | Dark option - upgrade | 4-bed | R35,000 |

choose one

IRONMONGERY

| | | | |
|------|----------------------------|--------------------|--------|
| 10.1 | Stainless steel - standard | No additional cost | |
| 10.2 | Black - upgrade | 3-bed | R6,000 |
| 10.2 | Black - upgrade | 4-bed | R7,000 |

choose one

| | |
|-----------------------------|--|
| SUB-TOTAL UPGRADES | |
| ADD HOUSE PRICE | |
| TOTAL PURCHASE PRICE | |

Sign