



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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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	

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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: Dark	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	Darl 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	

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