



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 433 | R1 900 | R4 333 | R2 991 | R21 350 | complete |
| 2 | 442m ² | 3-bedroom | 207m ² | R4 750 000 | R2 433 | R1 900 | R4 333 | R2 991 | R24 350 | complete |
| 3 | 463m ² | 4-bedroom | 235m ² | R5 895 000 | R2 433 | R2 200 | R4 633 | R4 177 | R33 106 | complete |
| 4 | 358m ² | 3-bedroom | 207m ² | R4 250 000 | R2 433 | R1 900 | R4 333 | R2 991 | R24 350 | complete |
| 5 | 316m ² | 3-bedroom | 207m ² | R3 950 000 | R2 433 | R1 900 | R4 333 | R2 775 | R24 000 | complete |
| 6 | 316m ² | 3-bedroom | 207m ² | R4 095 000 | R2 433 | R1 900 | R4 333 | R2 880 | R24 000 | complete |
| 7 | 327m ² | 3-bedroom | 207m ² | R4 095 000 | R2 433 | R1 900 | R4 333 | R2 880 | R24 000 | complete |
| 8 | 329m ² | 3-bedroom | 208/9m ² | R4 750 000 | R2 433 | R1 900 | R4 333 | R3 352 | R26 676 | complete |
| | | 4-bedroom | 236m ² | R5 450 000 | R2 433 | R2 200 | R4 633 | R3 856 | R30 607 | |
| 9 | 359m ² | 4-bedroom | 235m ² | R4 785 000 | R2 433 | R2 200 | R4 633 | R3 377 | R24 300 | complete |
| 10 | 362m ² | 3-bedroom | 208/9m ² | R4 750 000 | R2 433 | R1 900 | R4 333 | R3 352 | R26 676 | complete |
| | | 4-bedroom | 236m ² | R5 450 000 | R2 433 | R2 200 | R4 633 | R3 856 | R30 607 | |
| 11 | 346m ² | 3-bedroom | 208/9m ² | R4 750 000 | R2 433 | R1 900 | R4 333 | R3 570 | R26 676 | complete |
| | | | | | | | | | | |
| 12 | 358m ² | 3-bedroom | 208m ² | R5 035 000 | R2 433 | R1 900 | R4 333 | R3 570 | R26 676 | occupation ready |
| | | | | | | | | | | |
| 13 | 333m ² | 3-bedroom | 208m ² | R4 750 000 | R2 433 | R1 900 | R4 333 | R3 570 | R26 676 | complete |
| | | | | | | | | | | |
| 14 | 440m ² | 3-bedroom | 208m ² | R5 075 000 | R2 433 | R1 900 | R4 333 | R3 570 | R26 676 | occupation ready |
| | | | | | | | | | | |
| 15 | 346m ² | 3-bedroom | 208m ² | R4 750 000 | R2 433 | R1 900 | R4 333 | 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 433 | R1 900 | R4 333 | R3 701 | R27 630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5 650 000 | R2 433 | R2 200 | R4 633 | R4 261 | R31 730 | |
| 27 | 302m ² | 3-bedroom | 208/9m ² | R4 920 000 | R2 433 | R1 900 | R4 333 | R3 701 | R27 630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5 650 000 | R2 433 | R2 200 | R4 633 | R4 261 | R31 730 | |
| 28 | 299m ² | 3-bedroom | 208/9m ² | R4 920 000 | R2 433 | R1 900 | R4 333 | R3 701 | R27 630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5 650 000 | R2 433 | R2 200 | R4 633 | R4 261 | R31 730 | |
| 29 | 301m ² | 3-bedroom | 208/9m ² | R4 920 000 | R2 433 | R1 900 | R4 333 | R3 701 | R27 630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5 650 000 | R2 433 | R2 200 | R4 633 | R4 261 | R31 730 | |
| 30 | 345m ² | 3-bedroom | 208/9m ² | R4 920 000 | R2 433 | R1 900 | R4 333 | R3 701 | R27 630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5 650 000 | R2 433 | R2 200 | R4 633 | R4 261 | R31 730 | |
| 31 | 333m ² | 3-bedroom | 208/9m ² | R4 920 000 | R2 433 | R1 900 | R4 333 | R3 701 | R27 630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5 650 000 | R2 433 | R2 200 | R4 633 | R4 261 | R31 730 | |
| 32 | 379m ² | 3-bedroom | 208/9m ² | R4 920 000 | R2 433 | R1 900 | R4 333 | R3 701 | R27 630 | 15 months from date of sale |
| | | 4-bedroom | 236m ² | R5 650 000 | R2 433 | R2 200 | R4 633 | 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 | 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 | |

Sign