

**MZURI TOWNHOUSES - PHASE 1B PRICE LIST INCL. VAT**  
AS AT MAY 2024

Unit Number	LG Erf Number	Erf Size m <sup>2</sup>	Erf Price Incl VAT	House Description	House Type	Garage Type	Number of Bedrooms	Covered Area m <sup>2</sup>	Building Price Incl VAT	Home Price Incl VAT	Property Owners Association Levy	Expected Nett Rental Range Return of 5% to 7%	Expected Rates & Taxes per Month
74													
<b>SOLD</b>													
75													
<b>SOLD</b>													
76													
<b>SOLD</b>													
77													
<b>SOLD</b>													
78													
<b>SOLD</b>													
79													
<b>SOLD</b>													
80													
<b>SOLD</b>													

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81	<b>SOLD</b>													
82	21222	229	R1 292 500	Townhouse Double Storey	D2	Tandem	3	154	R2 449 000	R3 741 500	R1 700	R15 590	R21 825	R1 854
83	21223	194	R1 095 600	Townhouse Double Storey	C2	Tandem	3	154	R2 449 000	R3 544 600	R1 700	R14 769	R20 677	R1 748
85	21203	192	R998 000	Townhouse Double Storey	C2	Tandem	3	154	R2 449 000	R3 447 000	R1 700	R14 363	R20 108	R1 696
86	21204	159	R827 000	Townhouse Double Storey	D2	Tandem	3	154	R2 453 000	R3 280 000	R1 700	R13 667	R19 133	R1 606
87	<b>SOLD</b>													
88	<b>SOLD</b>													

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94	<b>SOLD</b>													
95	<b>SOLD</b>													
96	21175	152	R858 000	Townhouse Double Storey	C2	Tandem	3	154	R2 449 000	R3 307 000	R1 700	R13 779	R19 291	R1 620
97	21176	152	R858 000	Townhouse Double Storey	D2	Tandem	3	154	R2 449 000	R3 307 000	R1 700	R13 779	R19 291	R1 620
99	<b>SOLD</b>													
100	<b>SOLD</b>													