

MZURI FREE-STANDING HOMES - PHASE 1B PRICE LIST INCL. VAT
AS AT MAY 2024

Unit Number	LG Erf Number	Erf Size m ²	Erf Price Incl. VAT	House Description	Unit Type	Garage Type	Number of Bedrooms	Covered Area m ²	Building Price Incl. VAT	Home Price Incl. VAT	Property Owners Association Levy	Expected Rental Range = Return of 5% to 7%	Expected Rates & Taxes per Month	
39	SOLD													
41	SOLD													
42	SOLD													
43	21194	323	R1 304 000	House Single Storey	A3	Double	3	179,20	R2 822 410	R4 126 410	R2 000	R17 193	R24 071	R2 062
			R1 304 000	House Single Storey	A9	Double	3	180,00	R2 822 530	R4 126 530	R2 000	R17 194	R24 071	R2 062
			R1 304 000	House Single Storey	B2	Double	3	188,00	R2 896 240	R4 200 240	R2 000	R17 501	R24 501	R2 101
44	SOLD													

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45	SOLD													
46	21191	306	R1 235 000	House Single Storey	A3	Double	3	179,20	R2 822 410	R4 057 410	R1 800	R16 906	R23 668	R2 024
47	21190	386	R1 558 000	House Single Storey	G1	Double	2	153,10	R2 433 080	R3 991 080	R1 700	R16 630	R23 281	R1 989
48	21189	315	R1 399 200	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 304 160	R2 000	R17 934	R25 108	R2 157
49	21188	323	R1 434 400	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 339 360	R2 000	R18 081	R25 313	R2 176
50	21187	323	R1 434 400	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 339 360	R2 000	R18 081	R25 313	R2 176
51	21186	323	R1 434 400	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 339 360	R2 000	R18 081	R25 313	R2 176
52	21185	323	R1 288 000	House Single Storey	A3	Double	3	179,20	R2 822 410	R4 110 410	R2 000	R17 127	R23 977	R2 053
			R1 288 000	House Single Storey	A9	Double	3	180,00	R2 822 530	R4 110 530	R2 000	R17 127	R23 978	R2 053
			R1 288 000	House Single Storey	B2	Double	3	188,00	R2 896 240	R4 184 240	R2 000	R17 434	R24 408	R2 093

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53	SOLD													
54	21200	329	R1 442 100	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 347 060	R2 000	R18 113	R25 358	R2 180
55	21201	244	R1 096 700	House Single Storey	M	Double	2	165,50	R2 557 230	R3 653 930	R1 800	R15 225	R21 315	R1 807
56	SOLD													
57	SOLD													
58	21219	276	R1 211 100	House Single Storey	G1	Double	2	153,10	R2 433 080	R3 644 180	R1 700	R15 184	R21 258	R1 802
59	21213	318	R1 411 300	House Single Storey	A3	Double	3	179,20	R2 822 410	R4 233 710	R2 000	R17 640	R24 697	R2 119
			R1 411 300	House Single Storey	A9	Double	3	180,00	R2 822 530	R4 233 830	R2 000	R17 641	R24 697	R2 119
			R1 411 300	House Single Storey	B2	Double	3	188,00	R2 896 240	R4 307 540	R2 000	R17 948	R25 127	R2 159
60	21214	323	R0	House Single Storey	A3	Double	3	179,20	R0	R4 500 000	R2 000	R18 750	R26 250	R2 263
61	21215	323	R1 516 810	House Single Storey	A3	Double	3	179,20	R2 822 410	R4 339 220	R2 000	R18 080	R25 312	R2 176
			R1 516 810	House Single Storey	A9	Double	3	180,00	R2 822 530	R4 339 340	R2 000	R18 081	R25 313	R2 176
			R1 516 810	House Single Storey	B2	Double	3	188,00	R2 896 240	R4 413 050	R2 000	R18 388	R25 743	R2 216

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62	21216	323	R1 304 000	House Single Storey	A3	Double	3	179,20	R2 822 410	R4 126 410	R2 000	R17 193	R24 071	R2 062
			R1 304 000	House Single Storey	A9	Double	3	180,00	R2 822 530	R4 126 530	R2 000	R17 194	R24 071	R2 062
			R1 304 000	House Single Storey	B2	Double	3	188,00	R2 896 240	R4 200 240	R2 000	R17 501	R24 501	R2 101
63	21217	318	R1 283 000	House Single Storey	A3	Double	3	179,20	R2 822 410	R4 105 410	R2 000	R17 106	R23 948	R2 050
			R1 283 000	House Single Storey	A9	Double	3	180,00	R2 822 530	R4 105 530	R2 000	R17 106	R23 949	R2 050
			R1 283 000	House Single Storey	B2	Double	3	188,00	R2 896 240	R4 179 240	R2 000	R17 414	R24 379	R2 090
64	21208	318	R1 267 000	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 171 960	R2 000	R17 383	R24 336	R2 086
65	21209	323	R1 288 000	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 192 960	R2 000	R17 471	R24 459	R2 097
66	21210	323	R1 288 000	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 192 960	R2 000	R17 471	R24 459	R2 097
67	SOLD													

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68	SOLD													
69	21235	329	R1 460 800	House Single Storey	F1	Double	2	146,30	R2 301 330	R3 762 130	R1 600	R15 676	R21 946	R1 865
70	21234	234	R1 038 400	House Single Storey	F1	Double	2	146,30	R2 301 330	R3 339 730	R1 600	R13 916	R19 482	R1 638
71	21233	234	R1 038 400	House Single Storey	F1	Double	2	146,30	R2 301 330	R3 339 730	R1 600	R13 916	R19 482	R1 638
72	21232	234	R1 038 400	House Single Storey	F1	Double	2	146,30	R2 301 330	R3 339 730	R1 600	R13 916	R19 482	R1 638
73	21231	266	R1 181 400	House Single Storey	F1	Double	2	146,30	R2 301 330	R3 482 730	R1 600	R14 511	R20 316	R1 715
84	SOLD													
89	SOLD													
90	21184	317	R1 296 000	House Single Storey	B1	Double	3	188,00	R2 904 960	R4 200 960	R2 000	R17 504	R24 506	R2 102
91	SOLD													

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92														
SOLD														
93														
SOLD														
98														
SOLD														
101	21180	300	R1 332 100	House Single Storey	N	Double	2	161,00	R2 556 210	R3 888 310	R1 700	R16 201	R22 682	R1 933
102														
SOLD														