

**MZURI TOWNHOUSE WITH GARAGE - PHASE 1B PRICE LIST INCL. VAT  
AS AT 01 AUGUST 2022**

| Unit Number | LG Erf Number | Erf Size m <sup>2</sup> | House Description       | Unit Type | Garage Type | Number of Bedrooms | Covered Area m <sup>2</sup> | Home Price Incl. VAT | Property Owners Association Levy | Expected Rental Range = Return of 5% to 7% |         | Expected Rates & Taxes per Month |
|-------------|---------------|-------------------------|-------------------------|-----------|-------------|--------------------|-----------------------------|----------------------|----------------------------------|--|---------|----------------------------------|
| 74          | 21230         | 160                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 147 000           | R1 700                           | R13 113                                    | R18 358 | R1 534                           |
| 75          | 21229         | 160                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 147 000           | R1 700                           | R13 113                                    | R18 358 | R1 534                           |
| 76          | 21220         | 200                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 356 000           | R1 700                           | R13 983                                    | R19 577 | R1 646                           |
| 77          | 21221         | 200                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 356 000           | R1 700                           | R13 983                                    | R19 577 | R1 646                           |
| 78          | 21228         | 160                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 147 000           | R1 700                           | R13 113                                    | R18 358 | R1 534                           |
| 79          | 21227         | 160                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 147 000           | R1 700                           | R13 113                                    | R18 358 | R1 534                           |
| 80          | 21226         | 160                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 147 000           | R1 700                           | R13 113                                    | R18 358 | R1 534                           |
| 81          | 21225         | 156                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 127 000           | R1 700                           | R13 029                                    | R18 241 | R1 523                           |
| 82          | 21222         | 229                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 491 000           | R1 700                           | R14 546                                    | R20 364 | R1 719                           |
| 83          | 21223         | 194                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 312 000           | R1 700                           | R13 800                                    | R19 320 | R1 623                           |
| 85          | 21203         | 192                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 314 000           | R1 700                           | R13 808                                    | R19 332 | R1 624                           |
| 86          | 21204         | 159                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 143 000           | R1 700                           | R13 096                                    | R18 334 | R1 532                           |
| 87          | 21205         | 155                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 122 000           | R1 700                           | R13 008                                    | R18 212 | R1 520                           |
| 88          | 21206         | 150                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 096 000           | R1 700                           | R12 900                                    | R18 060 | R1 506                           |
| 94          | 21173         | 152                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 096 000           | R1 700                           | R12 900                                    | R18 060 | R1 506                           |

**MZURI TOWNHOUSE WITH GARAGE - PHASE 1B PRICE LIST INCL. VAT**  
**AS AT 01 AUGUST 2022**

| Unit Number | LG Erf Number | Erf Size m <sup>2</sup> | House Description       | Unit Type | Garage Type | Number of Bedrooms | Covered Area m <sup>2</sup> | Home Price Incl. VAT | Property Owners Association Levy | Expected Rental Range = Return of 5% to 7% |         | Expected Rates & Taxes per Month |
|-------------|---------------|-------------------------|-------------------------|-----------|-------------|--------------------|-----------------------------|----------------------|----------------------------------|--|---------|----------------------------------|
| 95          | 21174         | 152                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 096 000           | R1 700                           | R12 900                                    | R18 060 | R1 506                           |
| 96          | 21175         | 152                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 096 000           | R1 700                           | R12 900                                    | R18 060 | R1 506                           |
| 97          | 21176         | 152                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 096 000           | R1 700                           | R12 900                                    | R18 060 | R1 506                           |
| 99          | 21178         | 152                     | Townhouse Double Storey | C2        | Single      | 3                  | 154                         | R3 096 000           | R1 700                           | R12 900                                    | R18 060 | R1 506                           |
| 100         | 21179         | 152                     | Townhouse Double Storey | D2        | Single      | 3                  | 154                         | R3 106 000           | R1 700                           | R12 942                                    | R18 118 | R1 512                           |