

DIAZ ESTATE: PRE-VALUATION SELLING PRICE SCHEDULE


TOWNHOUSE TYPE 2	BASE UNIT	Plus:	Plus:	Plus:	TOTAL PRICE	PLOT PRICE	BUILD PRICE
DESCRIPTION - DOUBLE STOREY	3B2B1G+Study	2nd Garage	U/C Braai Patio	Entrance Pergola	Plus:PV System		
AREA SELLING PRICE	170.40	19.00	14.00	15.00	218.40		
(Incl. transfer fee)	3,859,000	148.200	70.000	45.000	75.000	990,000	2,869,000
TOWNHOUSE TYPE 3	BASE UNIT	Plus:	Plus:	Plus:	TOTAL PRICE	PLOT PRICE	BUILD PRICE
DESCRIPTION - DOUBLE STOREY	3B2B1G	2nd Garage	U/C Braai Patio	Entrance Pergola	Plus:PV System		
AREA SELLING PRICE	162.40	19.00	14.00	20.00	215.40		
(Incl. transfer fee)	3,770,000	148.200	70.000	60.000	75.000	990,000	2,780,000
TOWNHOUSE TYPE 4	BASE UNIT	Plus:	Plus:	Plus:	TOTAL PRICE	PLOT PRICE	BUILD PRICE
DESCRIPTION - SINGLE STOREY	3B2B1G	2nd Garage	U/C Braai Patio	Entrance Pergola	Plus:PV System		
AREA SELLING PRICE	142.40	19.00	19.00	13.00	193.40		
(Incl. transfer fee)	3,485,000	148.200	95.000	39.000	75.000	990,000	2,495,000
TOWNHOUSE TYPE 1	BASE UNIT	Plus:	Plus:	Plus:	TOTAL PRICE	PLOT PRICE	BUILD PRICE
DESCRIPTION - 160SQM ERF	2B2B1G	Carport U/C	U/C Braai Patio	Entrance Pergola	Plus:PV System		
AREA SELLING PRICE	112.40	19.00	18.00	19.00	168.40		
(Incl. transfer fee)	2,890,000	95.000	90.000	57.000	75.000	870,000	2,020,000
APARTMENT BLOCK	SELLABLE	BASE PRICE	Plus:	Plus:	TOTAL PRICE		
(PHASE 1 AND 2)	UNIT SIZE	Incl. Trans Fee	U/C Parking Bay	Battery Back-Up	WITH EXTRA'S		
2B2B APARTMENT (Full Spec)	77.0	2,058,000	36,000	30,000	2,124,000		
2B2B + Loft APARTMENT (Full Spec)	110.0	2,730,000	36,000	30,000	2,796,000		
2B1B APARTMENT (Full Spec)	52.5	1,650,000	36,000	30,000	1,716,000		