

COST BREAKDOWN - SALES SCHEDULE

									Estimated Monthly Cost / Unit			
	Building 1 (Single Buyer)	Sectional Title Area Offices (m²)	Rate/m² Offices	Basement Parking Parking	Rate/ Basement Parking	Open Parking	Rate/ Open Levy	Total Price	Body Corporate	Land Levy	Rates & Taxes	TOTAL
	Full Building	2 363	R 25 000	68	R 125 000	50	R 65 000	R 70 825 000	R 56 984	R 19 056	R 59 075	R 135 115
									Estimated Monthly Cost / Unit			
	Building 2 (Sub-Divisible /Multiple Buyers)	Sectional Title Area Offices (m²)	Rate/m² Offices	Basement Parking Parking	Rate/ Basement Parking	Open Parking	Rate/ Open	Total Price	Body Corporate Levy	Land Levy	Rates & Taxes	TOTAL
Ground Floor	Unit 2.1	358	R 25 000	10	R 125 000	8	R 65 000	R 10 720 000	R 8 633	R 2 887	R 8 950	R 20 470
	Unit 2.2	207	R 25 000	6	R 125 000	4	R 65 000	R 6 185 000	R 4 992	R 1 669	R 5 175	R 11 836
	Unit 2.3	375	R 25 000	11	R 125 000	8	R 65 000	R 11 270 000	R 9 043	R 3 024	R 9 375	R 21 442
	Unit 2.4	212	R 25 000	6	R 125 000	4	R 65 000	R 6 310 000	R 5 112	R 1 710	R 5 300	R 12 122
First Floor	Unit 2.5	358	R 25 000	10	R 125 000	8	R 65 000	R 10 720 000	R 8 633	R 2 887	R 8 950	R 20 470
	Unit 2.6	237	R 25 000	7	R 125 000	5	R 65 000	R 7 125 000	R 5 715	R 1 911	R 5 925	R 13 552
	Unit 2.7	375	R 25 000	11	R 125 000	8	R 65 000	R 11 270 000	R 9 043	R 3 024	R 9 375	R 21 442
	Unit 2.8	241	R 25 000	7	R 125 000	5	R 65 000	R 7 225 000	R 5 812	R 1 944	R 6 025	R 13 780
	TOTAL	2 363		68		50		R 70 825 000	R 56 984	R 19 056	R 59 075	R 135 115
									Estimated Monthly Cost / Unit			
	Building 4 (For Lease)	Rentable Area Offices (m²)	Nett Rate/m² Offices	Basement Parking	Rate/ Basement Parking	Open Parking	Rate/ Open Parking	Total Price	Operating Costs	Rates & Taxes	TOTAL	Total Gross /m² (Excl Parking)
Ground Floor	Unit 4.1	389	R145,00	11	R 950,00	8	R 550,00	R 71 255	R 9 381	R 9 725	R 19 106	R 194
	Unit 4.2	229	R 145,00	7	R 950,00	5	R 550,00	R 42 605	R 5 522	R 5 725	R 11 247	R 194
	Unit 4.3	408	R 145,00	12	R 950,00	9	R 550,00	R 75 510	R 9 839	R 10 200	R 20 039	R 194
	Unit 4.4	232	R 145,00	7	R 950,00	5	R 550,00	R 43 040	R 5 595	R 5 800	R 11 395	R 194
First Floor	Unit 4.5	391	R 145,00	11	R 950,00	8	R 550,00	R 71 545	R 9 429	R 9 775	R 19 204	R 194
	Unit 4.6	261	R 145,00	8	R 950,00	6	R 550,00	R 48 745	R 6 294	R 6 525	R 12 819	R 194
	Unit 4.7	410	R 145,00	12	R 950,00	9	R 550,00	R 75 800	R 9 887	R 10 250	R 20 137	R 194
	Unit 4.8	264	R 145,00	8	R 950,00	6	R 550,00	R 49 180	R 6 366	R 6 600	R 12 966	R 194
	TOTAL	2 584		68		50		R 477 680	R 62 313	R 64 600	R 126 913	

Notes: 1. Please note that the costs shown above for POA levy, Land Levy and Rates & Taxes are estimates only and are subject to change.
2. All amounts shown above excludes VAT.