

Villa Bianco (Type D)

Monthly Rental Amount	R	6 750,00
Percent of Year UnOccupied		0%
Annual Cash In	R	81 000,00

Property Acquisition Cost	R	752 517,07	
Less Down Payment - Cash In	R	150 503,41	*20%Deposit
Amount of the loan	R	602 013,66	

Annual Insurance Cost			
Annual Taxes	R	6 300,00	
Annual Levies	R	8 304,00	*Free 12 Months
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	12 780,00	

Net Rental Yield 9,07%

Cash in	R	81 000,00	R	6 750,00
Cash Out	-R	12 780,00	-R	1 065,00
Bond	-R	61 549,88	-R	5 129,16
	R	6 670,12	R	555,84

For Cash on Cash Invested Yield:

Monthly Rental Amount	R	6 750,00
Percent of Year UnOccupied		0%
Annual Cash In	R	81 000,00

Property Acquisition Cost	R	752 517,07
Less Down Payment - Cash In	R	150 503,41
Amount of the loan	R	602 013,66

Payment Monthly Levy	R	746,79	*Free 12 Months
Annual Insurance Cost			
Annual Taxes	R	6 300,00	
Annual Repairs Budget			
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	12 780,00	

Rental Yield 45% Cash on Cash Invested
Capital Growth 10%
55%

Villa Bianco (Type F)

Monthly Rental Amount	R	7 250,00
Percent of Year UnOccupied		0%
Annual Cash In	R	87 000,00

Property Acquisition Cost	R	809 554,00	
Less Down Payment - Cash In	R	161 910,80	*20%Deposit
Amount of the loan	R	647 643,20	

Annual Insurance Cost			
Annual Taxes	R	7 548,00	
Annual Levies	R	8 304,00	*Free 12 Months
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	14 508,00	

Net Rental Yield 8,95%

Cash in	R	87 000,00	R	7 250,00
Cash Out	-R	14 508,00	-R	1 209,00
Bond	-R	66 215,04	-R	5 517,92
	R	6 276,96	R	523,08

For Cash on Cash Invested Yield:

Monthly Rental Amount	R	7 250,00
Percent of Year UnOccupied		0%
Annual Cash In	R	87 000,00

Property Acquisition Cost	R	809 554,00
Less Down Payment - Cash In	R	161 910,80
Amount of the loan	R	647 643,20

Payment Monthly Levy	R	746,79	*Free 12 Months
Annual Insurance Cost			
Annual Taxes	R	7 548,00	
Annual Repairs Budget			
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	14 508,00	

Rental Yield 45% Cash on Cash Invested
Capital Growth 10%
55%

Villa Bianco (Type A)

Monthly Rental Amount	R	7 750,00
Percent of Year UnOccupied		0%
Annual Cash In	R	93 000,00

Property Acquisition Cost	R	809 554,00	
Less Down Payment - Cash In	R	161 910,80	*20%Deposit
Amount of the loan	R	647 643,20	

Annual Insurance Cost			
Annual Taxes	R	8 172,00	
Annual Levies	R	9 168,00	*Free 12 Months
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	15 612,00	

Net Rental Yield 9,56%

Cash in	R	93 000,00	R	7 750,00
Cash Out	-R	15 612,00	-R	1 301,00
Bond	-R	66 215,04	-R	5 517,92
	R	11 172,96	R	931,08

For Cash on Cash Invested Yield:

Monthly Rental Amount	R	7 750,00
Percent of Year UnOccupied		0%
Annual Cash In	R	93 000,00

Property Acquisition Cost	R	809 554,00
Less Down Payment - Cash In	R	161 910,80
Amount of the loan	R	647 643,20

Payment Monthly Levy	R	746,79	*Free 12 Months
Annual Insurance Cost			
Annual Taxes	R	8 172,00	
Annual Repairs Budget			
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	15 612,00	

Rental Yield 48% Cash on Cash Invested
Capital Growth 10%
58%

Villa Bianco (Type B)

Monthly Rental Amount	R	6 500,00	
Percent of Year UnOccupied		0%	
Annual Cash In	R	78 000,00	

Property Acquisition Cost	R	738 517,00	
Less Down Payment - Cash In	R	147 703,40	*20%Deposit
Amount of the loan	R	590 813,60	

Annual Insurance Cost			
Annual Taxes	R	6 768,00	
Annual Levies	R	8 136,00	*Free 12 Months
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	13 008,00	

Net Rental Yield 8,80%

Cash in	R	78 000,00	R	6 500,00
Cash Out	-R	13 008,00	-R	1 084,00
Bond	-R	60 404,78	-R	5 033,73
	R	4 587,22	R	382,27

For Cash on Cash Invested Yield:

Monthly Rental Amount	R	6 500,00
Percent of Year UnOccupied		0%
Annual Cash In	R	78 000,00

Property Acquisition Cost	R	738 517,00
Less Down Payment - Cash In	R	147 703,40
Amount of the loan	R	590 813,60

Payment Monthly Levy	R	746,79	*Free 12 Months
Annual Insurance Cost			
Annual Taxes	R	6 768,00	
Annual Repairs Budget			
Percent of Rent Mgmt Fee		8%	
Annual Cash Out	R	13 008,00	

Rental Yield 44% Cash on Cash Invested
Capital Growth 10%
54%

