

RETURN ON INVESTMENT



LIONPRIDE
LIFESTYLE ESTATE

CONFIGURATION	Size m ²	Purchase Price	Gross Rental Income	Gross Rental Return (excl capital growth)	Monthly Levies	Estimated Rates and Taxes	Net Rental Income pm	Net Rental Return (excl capital growth)	Projected Capital Growth (at 8% p.a.)		Total Return on Investment (capital growth + net rental income p.a.)	
3 Bed 2 Bath + 2 Carports (Simplex)	80	R 1 195 873	R 9 900	9,93%	R 900	R 490	R 8 510	8,5%	R 1 291 543	8%	R 197 790	16,5%
3 Bed 2 Bath + 2 Carports (Simplex)	90	R 1 251 285	R 10 300	9,88%	R 900	R 505	R 8 895	8,5%	R 1 351 388	8%	R 206 843	16,5%
3 Bed 2 Bath + 2 Carports (Simplex)	100	R 1 326 848	R 10 900	9,86%	R 900	R 535	R 9 465	8,6%	R 1 432 996	8%	R 219 728	16,6%
3 Bed 2 Bath + 1 Garage + 1 Carport (Simplex)	103	R 1 333 900	R 10 500	9,45%	R 900	R 531	R 9 069	8,2%	R 1 440 612	8%	R 215 540	16,2%
3 Bed 2,5 Bath + 2 Carports (Double Storey)	127	R 1 515 250	R 12 000	9,50%	R 900	R 625	R 10 475	8,3%	R 1 636 470	8%	R 246 920	16,3%
3 Bed 2 Bath + 2 Garages (Simplex)	132	R 1 435 658	R 11 000	9,19%	R 900	R 550	R 9 550	8,0%	R 1 550 511	8%	R 229 453	16,0%
3 Bed 2 Bath + 2 Garages (Simplex)	141	R 1 479 988	R 11 500	9,32%	R 900	R 575	R 10 025	8,1%	R 1 598 387	8%	R 238 699	16,1%
4 Bed 2,5 Bath + 2 Carports (Double Storey)	147	R 1 631 113	R 13 000	9,56%	R 900	R 665	R 11 435	8,4%	R 1 761 602	8%	R 267 709	16,4%
3 Bed 2,5 Bath + 2 Garages (Double Storey)	168	R 1 686 525	R 13 500	9,61%	R 900	R 685	R 11 915	8,5%	R 1 821 447	8%	R 277 902	16,5%
4 Bed 2,5 Bath + 2 Garages (Double Storey)	188	R 1 785 260	R 15 000	10,08%	R 900	R 720	R 13 380	9,0%	R 1 928 081	8%	R 303 381	17,0%
3 Bed 2,5 Bath + 2 Garages (Double Storey)	168	R 1 534 634	R 13 500	11%	R 900	R 685	R 11 915	9%	R 1 657 405	8%	R 265 751	17%
4 Bed 2,5 Bath + 2 Garages (Double Storey)	188	R 1 599 719	R 15 000	11%	R 900	R 720	R 13 380	10%	R 1 727 697	8%	R 288 538	18%

- Projected capital growth calculated at a conservative rate of 8%.
- Calculations based on self-management, tenant management is available at 9% pm.

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