

## INFORMATION SHEET - PHASE 1B - HOUSES

03.03.2024 - V1

### GENERAL

- Address: 27 Shearwater Road, Wilgeheuwel
- Show day times: Saturday and Sundays from 12pm to 5pm. Weekdays by appointment
- Levies starting from R 2 715 per month
- Transferring and bond attorneys: Dykes van Heerden
- Transfer costs included (Ts&Cs apply)

### UNIT FEATURES

- Each unit is freestanding
- Private gardens
- Guest toilet downstairs
- Automated double garage
- Fibre ready
- Pet friendly
- Open patio options (unit types: A.2 and C.2)
- Covered patio options (unit types: BM.2 and DM.2)
- Prepaid electricity meters
- Individual water meter readings
- Schedule of finishes available on request
- List of optional extras available on request

### DEVELOPMENT FEATURES

- Clubhouse
- Swimming pool
- Kids play area
- Multi-purpose outdoor sports court
- Communal braai area
- Visitors parking
- Caretakers unit
- Pedestrian boulevard

### SECURITY FEATURES

- Gatehouse with security cameras
- Electric fence around perimeter with cameras

### AMENITIES IN THE AREA

- Lifestyle Crossing: 1.6km
- Clearwater Mall : 3.6km
- Life Wilgeheuwel Hospital: 5.7km

## CONSTRUCTION PROGRAM

Construction has commenced

Phase 1B estimated occupation date: November 2025