

06/March/2025



NEW MODDER EXT 8 - PHASE 1 & 2

Erf Size (m ²)	House size (m ²)	Bedrooms and Bathrooms	Price	Approximate Minimum GROSS Salary	Approximate Monthly Payment over 20 years at 11,5 %
204	45	2 Beds & 1 Bath	R 644 450	R 21 808	R 6 870
206	45	2 Beds & 1 Bath	R 648 425	R 21 943	R 6 912
212 - 214	45	2 Beds & 1 Bath	R 658 575	R 22 286	R 7 020
223 - 229	45	2 Beds & 1 Bath	R 671 400	R 22 720	R 7 157
231 - 232	45	2 Beds & 1 Bath	R 682 950	R 23 111	R 7 280
246 - 247	45	2 Beds & 1 Bath	R 691 450	R 23 399	R 7 371
206 - 210	52	2 Beds & 1 Bath	R 683 000	R 23 113	R 7 281
214	52	2 Beds & 1 Bath	R 693 150	R 23 456	R 7 389
222 - 229	52	2 Beds & 1 Bath	R 705 975	R 23 890	R 7 526
231 - 238	52	2 Beds & 1 Bath	R 717 525	R 24 281	R 7 649
203 - 204	52	3 Beds & 1 Bath	R 693 300	R 23 461	R 7 391
206 - 207	52	3 Beds & 1 Bath	R 697 275	R 23 596	R 7 433
212 - 217	52	3 Beds & 1 Bath	R 707 425	R 23 939	R 7 541
224 - 230	52	3 Beds & 1 Bath	R 720 250	R 24 373	R 7 678
308	52	3 Beds & 1 Bath	R 814 404	R 27 559	R 8 682
204	60	3 Beds & 1 Bath	R 732 200	R 24 778	R 7 805
206	60	3 Beds & 1 Bath	R 736 175	R 24 912	R 7 848
231 - 238	60	3 Beds & 1 Bath	R 770 700	R 26 080	R 8 216
362	60	3 Beds & 1 Bath	R 922 856	R 31 229	R 9 838
315 - 320 PHASE 1	75	3 Beds & 2 Bath	R 944 375	R 31 958	R 10 067
341	75	3 Beds & 2 Bath	R 984 208	R 33 306	R 10 492
358	75	3 Beds & 2 Bath	R 1 006 104	R 34 047	R 10 725

Monthly repayment factor per R 1000 bond

R 10,66

Minimum salary factor per R 1000 bond

R 33,84

Bond amount calculation from gross income

R 29,55