

Urban Dev Property Development (Pty) Ltd: Project Pipeline



RESIDENTIAL DEVELOPMENTS



Project	Project Name	Property and Target Market Description	Student Housing	Social Housing	Affordable Housing	Affordable Housing	Total number of opportunities	Estimated Project Revenue (excluding 15% VAT)	Estimated Project Revenue (including 15% VAT)
			Single Bed Only NSFAS Target Market Number of beds	Subsidised Rental SHRA Number of units	Res 1 Freestanding Bonded Market Number of units	Res 3 Multi-storey Walk-Up Bonded Market Number of units	Number of units or beds		
Central Park Precinct, Albertville, Joburg	On Stonewall	Residential Lifestyle Estate - multi-storey	0	0	0	600	600	R468 000 000	R538 200 000
Central Park Precinct, Albertville, Joburg	Stoneridge	Residential Lifestyle Estate - multi-storey	0	0	0	980	980	R862 400 000	R991 760 000
Central Park Precinct, Albertville, Joburg	Newlands South	Residential Lifestyle Estate - multi-storey	0	0	0	188	188	R146 640 000	R168 636 000
Erven 26, 27, Orlando eKhaya, Soweto	Orlando Towers South	Residential Lifestyle Estate - multi-storey	0	0	0	568	568	R443 040 000	R509 496 000
Orlando eKhaya, Soweto	Orlando Towers North	Residential Lifestyle Estate - multi-storey	0	0	0	780	780	R608 400 000	R699 660 000
Orlando eKhaya, Soweto	Orlando Towers East	Residential Lifestyle Estate - multi-storey	0	0	0	300	300	R234 000 000	R269 100 000
Erf 1018, Parkdene Ext 7, Boksburg	1-On-Riverbend	Residential Lifestyle Estate - multi-storey	0	0	0	116	116	R95 120 000	R109 388 000
Erf 1060, Parkdene Ext 7, Boksburg	On-Riverbend East	Residential Lifestyle Estate - multi-storey	0	0	0	152	152	R118 560 000	R136 344 000
Erven 825, 1006, 1007, 826, 1008, 1009, 1010, 1011, 1013, 1014, 1015, 1016, Parkdene Ext 7, Boksburg	On-Riverbend South	Residential Lifestyle Estate - multi-storey	0	0	0	1 508	1 508	R1 176 240 000	R1 352 676 000
Soshanguve XX, Erf 1	Soshanguve XX Erf 1	Residential Lifestyle Estate - multi-storey	0	0	0	1 460	1 460	R846 800 000	R973 820 000
Total number of RESIDENTIAL opportunities			0	0	0	6 652	6 652	R4 999 200 000	R5 749 080 000

STUDENT ACCOMMODATION



Project	Project Name	Property and Target Market Description	Student Housing	Social Housing	Affordable Housing	Affordable Housing	Total number of opportunities	Estimated Project Revenue (excluding 15% VAT)	Estimated Project Revenue (including 15% VAT)
			Single Bed Only NSFAS Target Market Number of beds	Subsidised Rental SHRA Number of units	Res 1 Freestanding Bonded Market Number of units	Res 3 Multi-storey Walk-Up Bonded Market Number of units	Number of units or beds		
Central Park Precinct, Albertville, Joburg	Newlands East Student Village 1	Student Accommodation	1 224	0	0	0	1 224	R361 080 000	R415 242 000
Central Park Precinct, Albertville, Joburg	Newlands West Student Village 1	Student Accommodation	1 536	0	0	0	1 536	R453 120 000	R521 088 000
Central Park Precinct, Albertville, Joburg	Kimberley Student Village 3	Student Accommodation	1 592	0	0	0	1 592	R469 640 000	R540 086 000
Orlando eKhaya – Power Park	Power Park Student Village 1	Student Accommodation	2 300	0	0	0	2 300	R678 500 000	R780 275 000
Letsatsi Hub Student Village	Letstatsi Student Village	Student Accommodation	3 400	0	0	0	3 400	R1 003 000 000	R1 153 450 000
Soshanguve Student Village	Soshanguve Student Village	Student Accommodation	1 568	0	0	0	1 568	R462 560 000	R531 944 000
Vista Park 3 (Extn's 255-266) Student Village	Vista Views Student Village	Student Accommodation	1 440	0	0	0	1 440	R424 800 000	R488 520 000
Total number of STUDENT ACCOMMODATION opportunities			13 060	0	0	0	13 060	R3 852 700 000	R4 430 605 000

INTEGRATED: SOCIAL, FLISP, BONDED FREESTANDING & WALK-UPS



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			Single Bed Only NSFAS Target Market Number of beds	Subsidised Rental SHRA Number of units	Res 1 Freestanding Bonded Market Number of units	Res 3 Multi-storey Walk-Up Bonded Market Number of units	Number of units or beds		
Vista Park 3 (Extn's 255-266)	To be named Freestanding res 1 bonded units	Residential Open Market Freestanding (res 1)	0	0	1 039	0	1 039	R706 520 000	R812 498 000
Orlando eKhaya - Power Park Ext 2	To be named Social housing	Social Housing	0	1 600	0	0	1 600	R832 000 000	R956 800 000
Orlando eKhaya - Erven 9, 10	Orlando Towers West	Social Housing	0	0	0	750	750	R390 000 000	R448 500 000
Vista Park 3 (Extn's 255-266)	To be named Freestanding res 1 bonded units	Residential Lifestyle Estate - Res 3 multi-storey	0	0	0	1 600	1 600	R1 040 000 000	R1 196 000 000
Vista Park 3 (Extn's 255-266)	To be named Social housing	Social Housing	0	1 941	0	0	1 941	R1 003 497 000	R1 154 021 550
Vista Park 3 (Extn's 255-266)	To be named BNG multi-storey subsidised	BNG Fully subsidised housing	0	0	0	0	0	R0	R0
Total number of INTEGRATED DEVELOPMENT opportunities			0	3 541	1 039	2 350	6 930	R3 972 017 000	R4 567 819 550
TOTAL NUMBER OF OPPORTUNITIES			13 060	3 541	1 039	9 002	26 642	R12 823 917 000	R14 747 504 550