

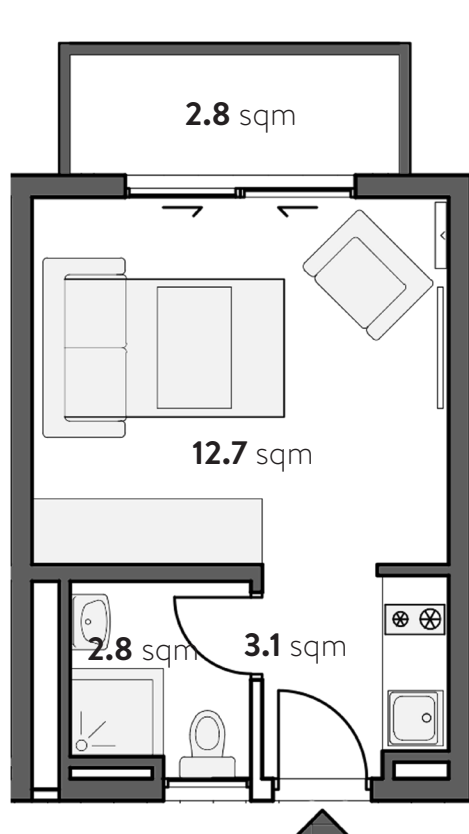


Mwangani Apartments

Prices & Payment plans

a project by **CPS**

4 Story Building MWANGANI 4



Studio Apartment

starting at US\$25,900

Area inside	18.6 sqm
Balcony	2.8 sqm
Total	21.4 sqm

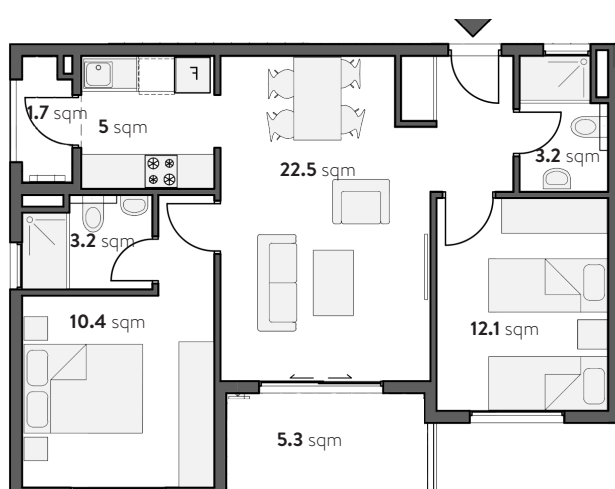
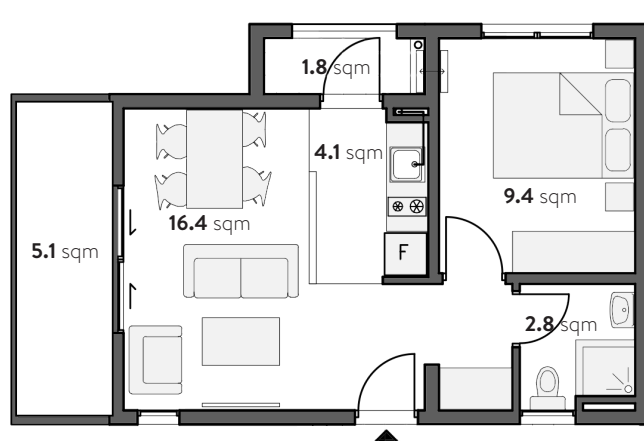
Reservation Fee	2,000 US\$
Annual Service Charge	256.80 US\$

1 Bedroom Apartment

starting at US\$45,900

Area inside	32.7 sqm
Balcony + Yard	6.9 sqm
Total	39.6 sqm

Reservation Fee	2,000 US\$
Annual Service Charge	475.20 US\$



2 Bedroom Apartment

starting at US\$64,900

Area inside	56.4 sqm
Balcony + Yard	7 sqm
Total	63.4 sqm

Reservation Fee	2,000 US\$
Annual Service Charge	760.80 US\$

Apartments in **Mwangani 4** include: Kitchen cabinets, sink and worktop, built-in wardrobes in all bedrooms, ceiling fans in bedrooms and living room, tiled floors, electrical fittings, sanitary & faucets // **Additional packages available for:** Kitchen appliances, ACs

***ASC** - Annual Service Charge, this includes 24/7 security, Land Lease (annual property tax), waste collection & management, provision for water, electricity, sewer & internet (consumption billed separately), common areas and street cleaning, park and landscape management and maintenance, CAPEX, town management.

*Property Management and Letting services are optionally available.

Mwangani 4

Studio Apartment

Floor	Price (US\$)
0	25,900
1	27,900
2	29,900
3	31,900

1 Bedroom

Floor	Price (US\$)
0	45,900
1	48,900
2	52,900
3	55,900

✦ **ASC** ✦ **475.20**

2 Bedroom

Floor	Price (US\$)
0	64,900
1	67,900
2	71,900
3	74,900

✦ **ASC** ✦ **760.80**

*Annual Service Charge

Value Added Payment Plan

2,000 USD Apartment Reservation fee*

25% + 5% 1st Instalment: with signing PSA (5% Facilitation Fee) - Purchaser is issued Provisional Title Deed after payment

20% 2nd Instalment: with Construction start/ Award Letter to Contractor

20% 3rd Instalment: with Completion of the Substructure (est. 4-6 months after 2nd Instalment)

20% 4th Instalment: with Completion of Superstructure (est. 4-6 months after 3rd Instalment)

15% 5th Instalment: with handover, personally or digitally (est. 4-6 months after 4th Instalment- latest 1 month after notice of completion)

*If construction on building is already ongoing at the point of purchase, the respective instalments which are linked to the construction are to be paid within 6 months from 1st Instalment due date

**With each milestone as described above, the property value is increased. This protects the purchaser as payments only become due when respective milestones are achieved by the developer

Mortgage facilities with partner banks available