

CAPITAL GROWTH PLAN

PRIVATE WEALTH MANAGEMENT

Available Investment Amount:	R5,479,000
Bond	R3,000,000
Building Total	R8,479,000
Percentage Bond	35.38%
Bond Repayment per Month	R42,179
Net Income p/month on building:	R70,850
Rent Increase p.a.	9.00%



QUOTATION PREPARED FOR:

Number of Units	100
Unit Price	1,000
Total Investment	R100,000

Note:

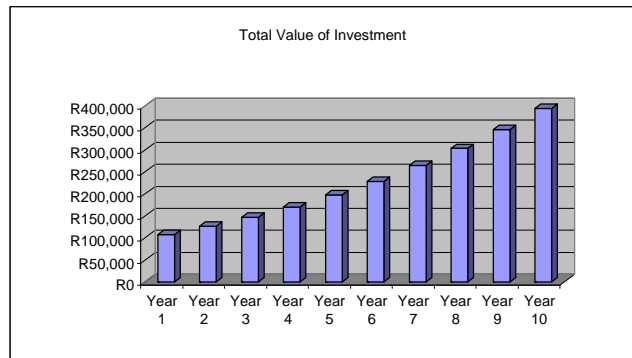
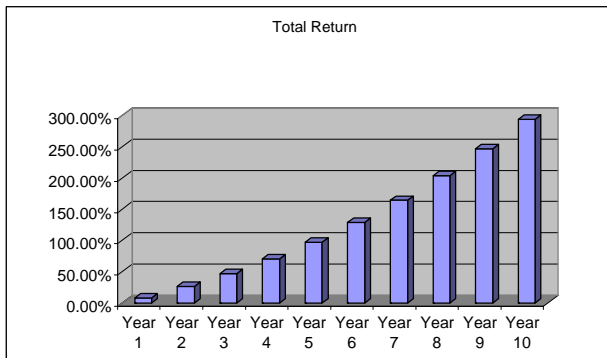
Above figures exclude C.G.T.

Property Growth p.a. estimated at:	7.00%
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Return p.a and Value of Investment

Situation at end of year	Total Return	Average Return	Situation at end of year	Total Value of Investment	Value of One Share
Year 1	7.89%	7.89%	Year 1	R107,889	R1,079
Year 2	26.32%	13.16%	Year 2	R126,323	R1,263
Year 3	47.18%	15.73%	Year 3	R147,176	R1,472
Year 4	70.73%	17.68%	Year 4	R170,733	R1,707
Year 5	97.31%	19.46%	Year 5	R197,307	R1,973
Year 6	128.92%	21.49%	Year 6	R228,915	R2,289
Year 7	164.33%	23.48%	Year 7	R264,333	R2,643
Year 8	203.40%	25.43%	Year 8	R303,404	R3,034
Year 9	246.49%	27.39%	Year 9	R346,492	R3,465
Year 10	293.99%	29.40%	Year 10	R393,995	R3,940

Graph's illustrating % Return and Value of Investment



Tenant Schedule

Tenant	Area in sqm	Rent	Rent / sqm	Lease expire	Escalation
BLUEZONE PROPERTY INVESTMENTS (PTY) LTD	844	R70,850.00	R 83.95	31/07/2011	9%
Total	844	R70,850.00			

Note 1: BLUEZONE PROPERTY INVESTMENTS (PTY) LTD is responsible for the full rental on this property, and has sub-let portions to PDC Projects and A. Vermaak & Associates (auditing firm).

Note 2: We could not accommodate Mortgage SA or CMC as per initial marketing document as the parking was insufficient.

BUILDING C CASTLE WALK CORPORATE PARK