

PHASE 2
NOW SELLING



APARTMENTS
GLEN MARAIS



ABOUT INGADI VILLAS

A brand new development, presenting the market with 158 stunning apartments that's conveniently situated in Glen Marais, on the Rhodesfield and O.R Tambo Gautrain bus route.

These units were designed with practicality in mind, consisting of two and three bedrooms, a well thought through open plan lounge & kitchen, balcony and/or a private garden, fitted with modern finishes and energy efficient benefits to suit your needs.

Each apartment has dedicated covered parking bays with ample guest parking, clubhouse facilities with a swimming pool and braai area for entertainment with family and friends.

Glen Marais now offers small families, young professionals as well as investors a selection of Shopping Centre's, some only minutes away, good schools and medical services within a 3 kilometer radius.



SITE LAYOUT PHASES



PHASE 1

- Block 01
- Block 02
- Block 03
- Block 04
- Block 19
- Block 20



PHASE 2

- Block 05
- Block 06
- Block 07
- Block 08
- Block 09
- Block 10
- Block 11



PHASE 3

- Block 12
- Block 13
- Block 14
- Block 15
- Block 16
- Block 17
- Block 18

BOTES ROAD

ANEMOON ROAD

WEINBERG ROAD



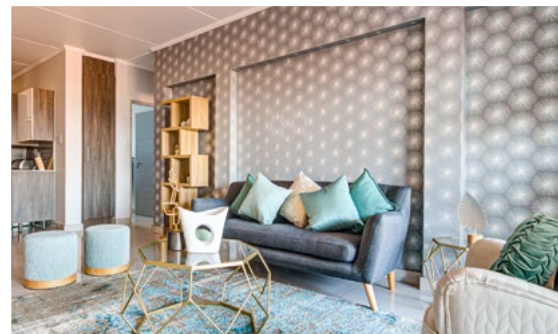
INGADI VILLAS FEATURES

- Fibre Connectivity
- Modern Finishes
- Spacious Garden Units
- Energy Efficient Light Fittings
- Dedicated Covered Parking Bays
- Clubhouse Facilities
- Pool and Braai Area
- 24-hour Guarded Security
- CCTV Surveillance
- Pre-Paid Electricity & Water Metering

LOCATION

- 7km to O.R. Tambo International Airport
- 6km to the Rhodesfield Gautrain Station
- Right by a Gautrain Bus Stop
- 400m to nearest Shopping Centre
- Walking Distance to Private Schools
- Golf Courses within a 5km radius
- Close by Medical Facilities







Developer reserves the right to amend & change finishes subject to availability of stock. Pictures illustrated for marketing purposes only.





3 BED 2 BATH







102m²

-  3 Bedrooms
-  2 Bathrooms
-  2 Covered Parkings
-  Kitchen
-  Lounge
-  Patio



2 BED 2 BATH







85m²

-  2 Bedrooms
-  2 Bathrooms
-  1 Covered Parkings
-  Kitchen
-  Lounge
-  Patio



2 BED 1 BATH

77m²

-  2 Bedrooms
-  1 Bathrooms
-  1 Covered Parkings
-  Kitchen
-  Lounge
-  Patio

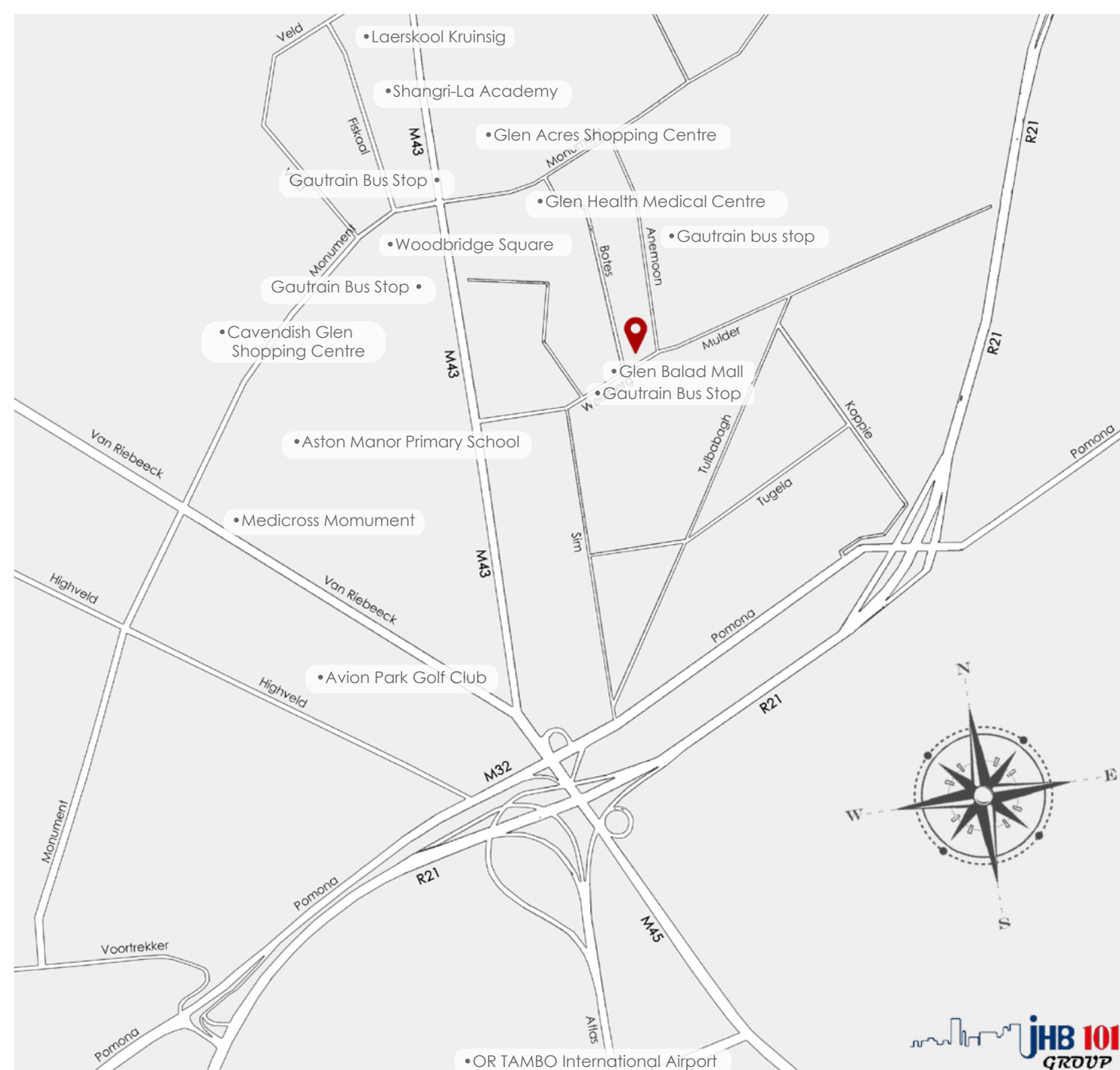
PHASE 2

2 BEDROOM

SECTION	BLOCK - UNIT	PARKING	GARDEN SIZE	SELLING PRICE	FLOOR
33	05-1	30	36m ²	R 1 056 000	Ground
34	05-2	31	48m ²	R 1 072 000	Ground
35	05-3	32		R 986 000	First
36	05-4	33		R 986 000	First
37	05-5	34		R 975 000	Second
38	05-6	35		R 975 000	Second
39	05-7	36		R 989 000	Third
40	05-8	37		R 989 000	Third
41	06-1	38	48m ²	R 1 072 000	Ground
42	06-2	39	41m ²	R 1 063 000	Ground
43	06-3	40		R 986 000	First
44	06-4	41		R 986 000	First
45	06-5	43		R 975 000	Second
46	06-6	44		R 975 000	Second
47	06-7	45		R 989 000	Third
48	06-8	46		R 989 000	Third
49	07-1	58	40m ²	R 1 207 000	Ground
50	07-2	57	48m ²	R 1 218 000	Ground
51	07-3	47		R 1 129 000	First
52	07-4	48		R 1 129 000	First
53	07-5	49		R 1 120 000	Second
54	07-6	50		R 1 120 000	Second
55	07-7	51		R 1 135 000	Third
56	07-8	52		R 1 135 000	Third
65	09-1	71	29m ²	R 1 046 000	Ground
66	09-2	72	40m ²	R 1 061 000	Ground
67	09-3	73		R 986 000	First
68	09-4	74		R 986 000	First
69	09-5	76		R 975 000	Second
70	09-6	77		R 975 000	Second
71	09-7	78		R 989 000	Third
72	09-8	79		R 989 000	Third

PHASE 2

		SECTION	BLOCK - UNIT	PARKING	GARDEN SIZE	SELLING PRICE	FLOOR
	2 BEDROOM	73 74 75 76 77 78 79 80	10-1 10-2 10-3 10-4 10-5 10-6 10-7 10-8	97 96 80 81 82 83 84 85	40m ² 48m ²	R 1 061 000 R 1 072 000 R 986 000 R 986 000 R 975 000 R 975 000 R 989 000 R 989 000	Ground Ground First First Second Second Third Third
	3 BEDROOM	57 58 59 60 61 62 63 64 81 82 83 84 85 86 87 88	08-1 08-2 08-3 08-4 08-5 08-6 08-7 08-8 11-1 11-2 11-3 11-4 11-5 11-6 11-7 11-8	67/68 69/70 65/66 63/64 61/62 59/60 55/56 53/54 103/102 100/101 98/99 94/95 92/93 86/87 88/89 90/91	56m ² 66m ² 49m ² 61m ²	R 1 453 000 R 1 466 000 R 1 358 000 R 1 358 000 R 1 352 000 R 1 352 000 R 1 364 000 R 1 364 000 R 1 443 000 R 1 459 000 R 1 358 000 R 1 358 000 R 1 352 000 R 1 352 000 R 1 364 000 R 1 364 000	Ground Ground First First Second Second Third Third Ground Ground First First Second Second Third Third



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THE DEVELOPER



ABOUT THE DEVELOPER

JHB101 Group is an independent property development company established in September 2005.

Contributing to the commercial, retail and residential markets, the company laid a foundation on superb quality and transformed into a dependable, trustworthy and successful firm.

Partnering with selected professionals that have a vast amount of experience, JHB101 continue to provide a professional and transparent service by delivering projects of the highest standard.

Our mission is to contribute to the built environment by creating exceptional value to the benefit of our clients.

INGADI VILLAS TEAM

ARCHITECT
JOHAN MARAIS ARCHITECTURE



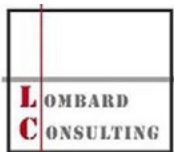
BUILDER
CIVIL & BUILDING CONSTRUCTION



QUANTITY SURVEYOR
QUANTICOST



CIVIL & STRUCTURAL ENGINEER
LOMBARD CONSULTING



ELECTRICAL ENGINEER
CONSOLIDATED POWER ENGINEERS



CONVEYANCING & LEGAL
NAM-FORD ATTORNEYS



PROPERTY AGENT
REMAX DAZZLE



BOND ORIGINATOR
BETTER BOND



CONSTRUCTION FINANCE
ABSA BANK

