

UP TO
R160K
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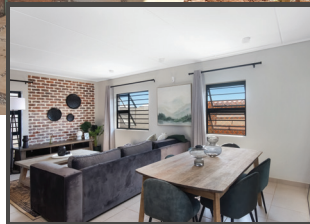
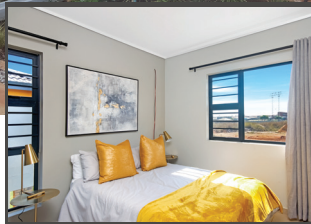


COSMOPOLITAN



LEOPARD'S REST

LIFESTYLE ESTATE • ALBERTON



COSMOPOLITAN PROJECTS A PLACE TO CALL HOME

COSMOPOLITAN PROJECTS, South Africa's largest residential property developer, welcomes you.

Established in 1992, we have become a market leader in delivering world-class mega-developments, and have built over 43 000 houses to date.

We offer micro-cities and lifestyle estates with affordable houses for sale in key areas in Gauteng. If you are interested in buying a new home within the City of Johannesburg and the City of Pretoria, you are at the right place. We offer a one-stop service and the fastest turn-around time – ensuring remarkable value for your money.

You've made the right choice to opt for a new house because it's by far the best value for money while being the safest option. With us, your home comes with an NHBRC guarantee. The price includes all costs and no deposit is required. Buying a new house also offers you different options when considering stand size, house plan, specifications and optional extras, without the risks of dealing with individual sellers.

WELCOME TO LEOPARD'S REST LIFESTYLE ESTATE Discover your dream home in Alberton

Are you looking for a place to call home where you can have peace of mind? Look no further than Leopard's Rest Lifestyle Estate!

This lifestyle estate is located near Alberton in Albertsdal. It has a private school, play parks and 24-hour security features that will give you complete peace of mind, and it is ideally situated near the highway, shopping malls, and schools.

Leopard's Rest also offers beautifully landscaped recreational areas, so you'll have plenty of space to relax and unwind after a long day. With various floor plans and newly built houses, you will surely find the perfect fit for your lifestyle and family.



GAS
STOVES



SOLAR
GEYSERS



LIFESTYLE
PARKS



24-HOUR
SECURITY



OPTIONAL
BACKUP POWER



ROYAL
SCHOOLS

WHY BUY AT LEOPARD'S REST

Overview

Leopard's Rest is developed by the most trusted property developers, **Central Developments** and **COSMOPOLITAN PROJECTS**, with more than **30 years' experience** in the industry.

It is a 10-year micro-city development creating a new node that guarantees future property **growth** and **investment** value.

Since 2015 the developers have successfully developed and delivered close to **2 000 full-title houses** as well as a **private school** (Royal Schools Alberton) at Leopard's Rest .

Well situated in Johannesburg South, it offers easy access to key areas such as Alberton, Johannesburg's CBD, Germiston and Meyerton, and to the R59 linking you to the N12, N3, N17 and N1 highways.

Investment value

Since the launch of **Leopard's Rest Lifestyle Estate in 2015**, the development has seen a total **capital growth of 105%**, resulting in an **average growth of 13% year-on-year**. It's continuous development **guarantees further future growth**.

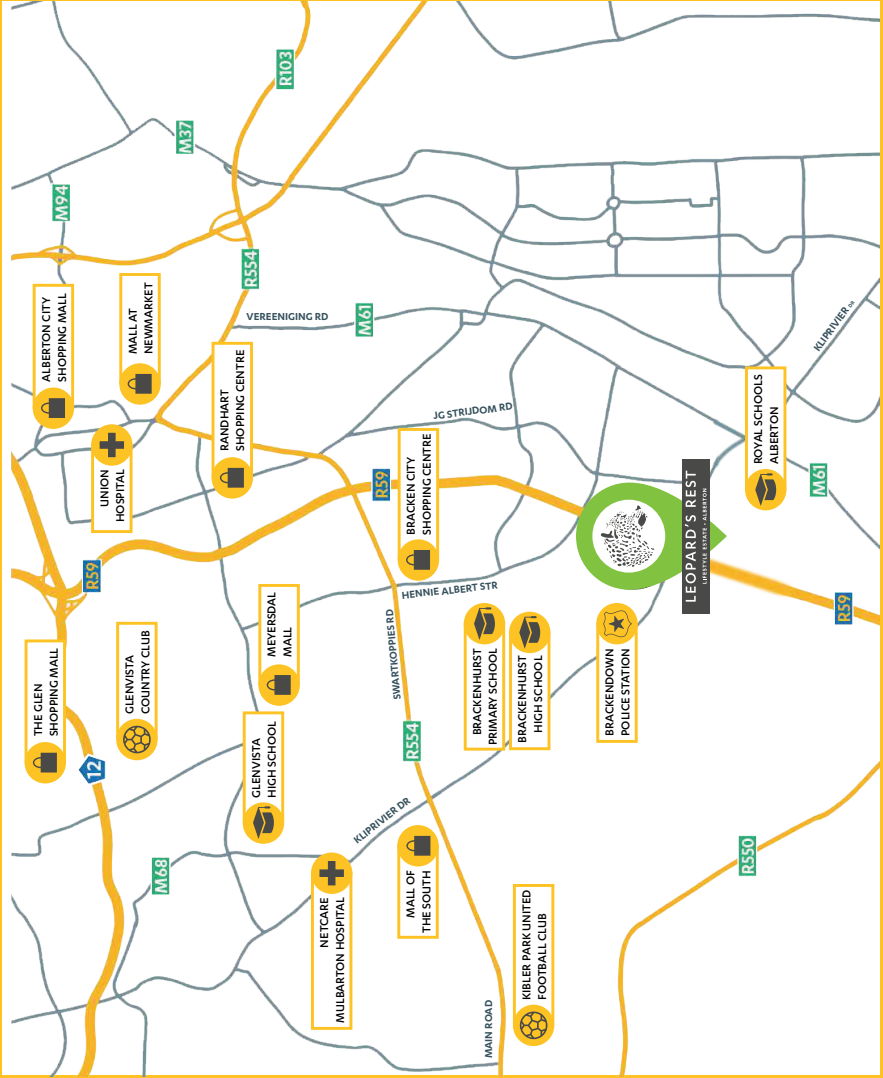
Finance is available through all major banks and 100% bonds are available. Because you are buying **directly from the developer**, all the transfer and bond **fees are included**.

Unique product offering

- Solar geysers, fibre, private gardens, and full-title stands.
- Gas stoves.
- 24-Hour state-of-the-art security with patrolling guards, number plate recognition, and electric fencing on all boundary walls.
- Products include 3- and 4-bedroom freestanding houses with private walled gardens.
- Prepaid water and electricity.



LEOPARD'S REST LOCALITY MAP



SHOPPING

- SPAR Brackendown 4.3 km
- Bracken City Shopping Centre 6.6 km
- Mall of the South 9.2 km
- Randhart Shopping Centre 11.0 km
- Meyersdal Mall 12.0 km
- Mall @ New Market 13.0 km
- The Glen Shopping Mall 18.0 km
- Southgate Mall 23.0 km

SCHOOLS

- Royal Schools Alberton On site
- Bracken High School 5.1 km
- Brackenhurst Primary School 5.3 km
- Mondeor High School 17.0 km
- Dalmondor Primary School 17.0 km

RECREATION

- Glenvista Golf Country Club 12.0 km
- Kibler Park Football Club 13.0 km
- Klipriviersberg Nature Reserve 15.0 km
- FNB Stadium 24.0 km

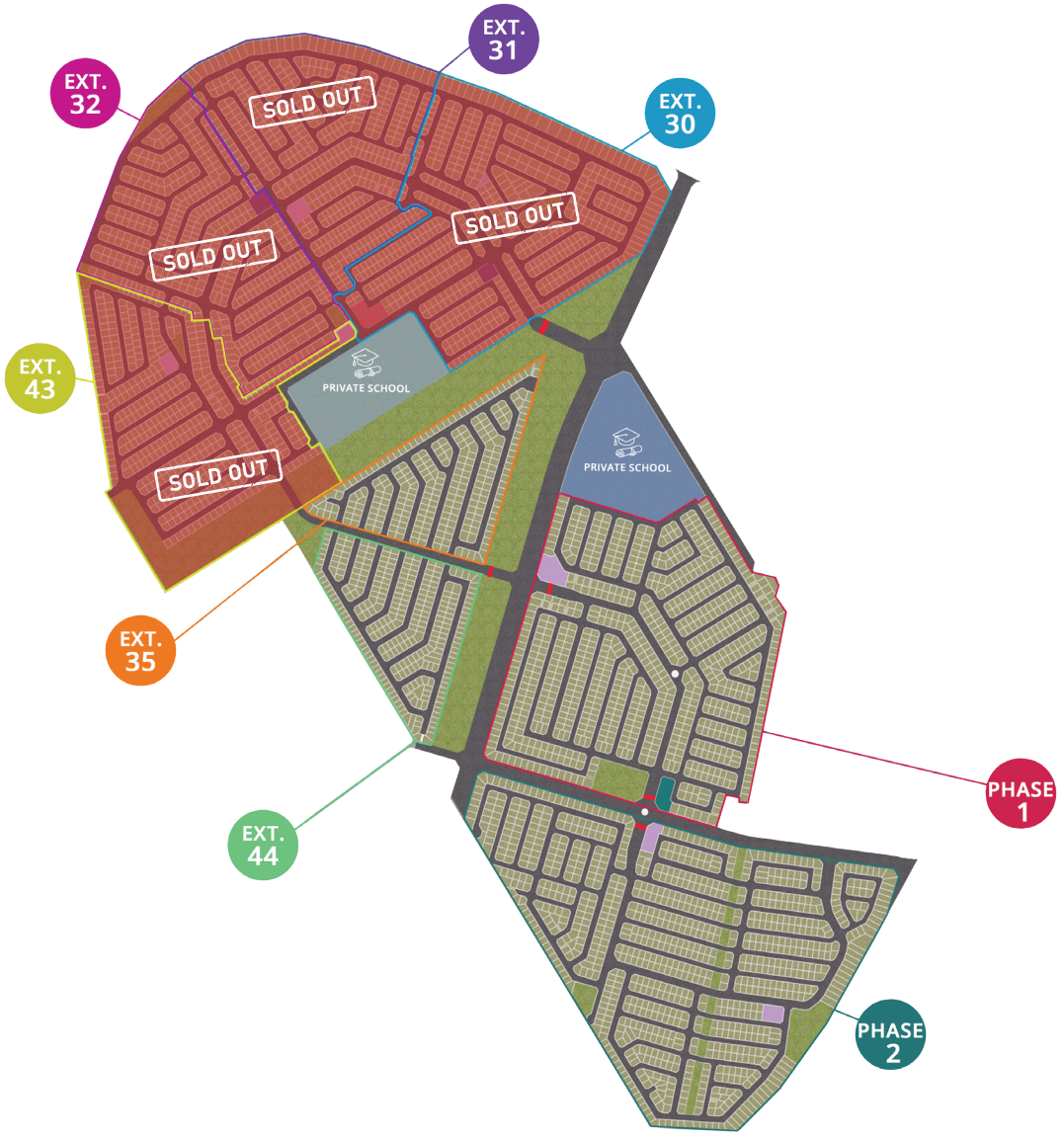
EMERGENCY

- Brackendowns Police Station 4.0 km
- Netcare Mulbarton Hospital 10.0 km
- Union Hospital 12.0 km
- Netcare Clinton Hospital 13.0 km

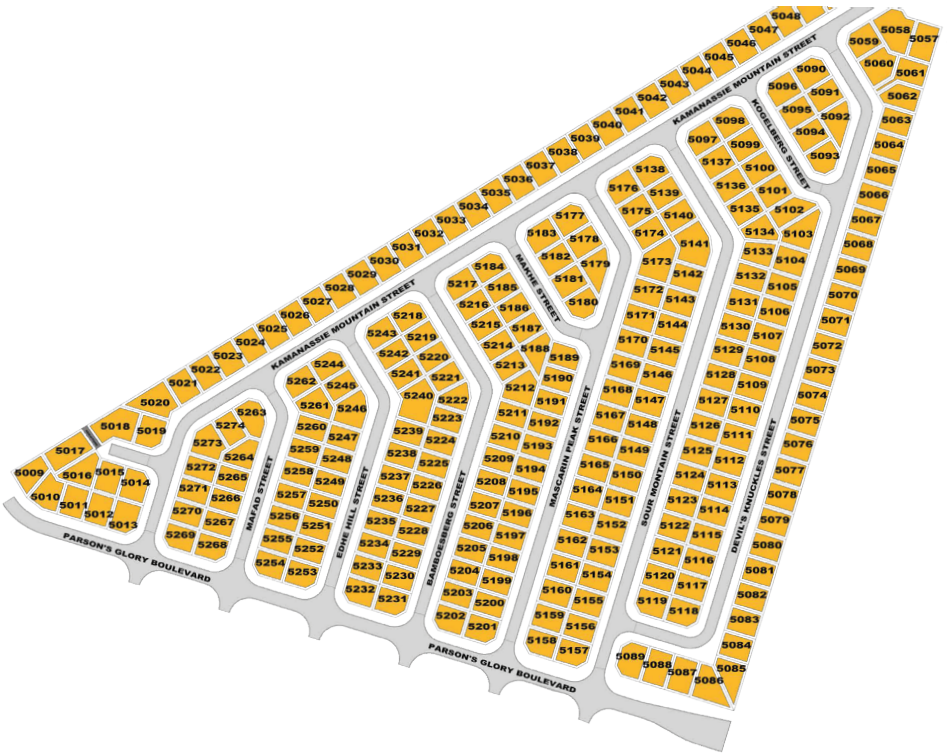
CBD's

- JHB CBD 29.0 km
- Midrand 48.0 km
- Sandton 44.0 km
- Randburg 56.0 km

LEOPARD'S REST LAYOUT



EXTENSION 35



FLOOR PLANS & PRICE LIST



50 m²

From R1 042 025



Size	50 m ²
Configuration	3 + 1
Parking	Single carport
Price	R1 042 025
Monthly Repayment	R11 300
Minimum Gross Income	R37 700



59 m²

From R1 132 775

🛏️ 3 🚿 2 🏠 1

Size 59 m²

Configuration 3 + 2

Parking Single carport

Price R1 132 775

Monthly Repayment R12 300

Minimum Gross Income R41 000



70 m²

From R1 268 863

🛏️ 3 🚿 2 🏠 2

Size 70 m²

Configuration 3 + 2

Parking Double carport

Price R1 268 863

Monthly Repayment R13 800

Minimum Gross Income R45 900



103 m²

From R1 460 363

🛏️ 3 🚿 2.5 🏠 2

Size 104 m²

Configuration 3 + 2.5

Parking Double carport

Price R1 460 363

Monthly Repayment R15 900

Minimum Gross Income R52 800



125 m²

From R1 551 113

🛏️ 4 🚿 2.5 🏠 2

Size 125 m²

Configuration 4 + 2.5

Parking Double carport

Price R1 551 113

Monthly Repayment R16 900

Minimum Gross Income R56 100

COSMOPOLITAN
REAL HOUSES FOR REAL PEOPLE

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