

List of properties purchased on behalf of clients by Altiru Property Investment Managers CC in 2009										
Date	Auction Venue	Property Address	Suburb	Property Type	Market Value (MV)	Auction Price	Arrears	% of MV	Monthly rental	Nett Yield**
					<b>37,245,000</b>	<b>21,825,000</b>	<b>783,900</b>	<b>60.7%</b>		<b>8.6%</b>
10-Feb-09	Midrand	23 Cranbrook	Kyalami Hills	Townhouse	1,100,000	725,000	27,000	68.4%	6,000	7.9%
11-Feb-09	Centurion	37 Stead Avenue	The Reeds	House	950,000	530,000	1,800	56.0%	5,500	8.9%
25-Feb-09	Hatfield	103 Oxford Mews	Hatfield	Flat	750,000	420,000	24,000	59.2%	3,300	5.9%
26-Feb-09	Pta East	972 Tom Burke	Faerie Glen	Duet	1,100,000	605,000	26,000	57.4%	5,800	8.0%
19-Mar-09	Kempton	4 Condere Estate	Terenure	Townhouse	535,000	265,000	17,000	52.7%	3,950	11.1%
02-Apr-09	Kempton	31 Saxon Village	Norkem Park	Townhouse	460,000	265,000	-	57.6%	3,400	9.5%
02-Apr-09	Kempton	71 Oppimeer	Van Riebeeckpark	Townhouse	715,000	435,000	23,500	64.1%	4,800	9.0%
21-Apr-09	Hatfield	8 Bordeaux Villas	Garsfontein	Townhouse	800,000	460,000	10,000	58.8%	4,650	7.5%
29-Apr-09	Pta East	32 Mount Edgecombe	Boardwalk Meander	House	2,400,000	1,605,000	33,000	68.3%	18,000	10.5%
05-May-09	Hatfield	20 Andreas Place	Silverton	Townhouse	450,000	251,000	1,400	56.1%	3,500	10.6%
08-May-09	Wonderboom	1 St Sebastiaan Complex	Doornpoort	Cluster	850,000	420,000	40,000	54.1%	5,500	9.6%
15-May-09	Wonderboom	163 Wonderpark Estates	Karenpark	Flat	300,000	173,000	10,400	61.1%	1,900	8.0%
15-May-09	Wonderboom	21 Parkwood	The Orchards	Flat	495,000	237,000	10,900	50.1%	3,300	9.1%
19-May-09	Hatfield	2 Cedar Crest	Moreletapark	Townhouse	980,000	575,000	21,600	60.9%	5,000	6.6%
19-May-09	Hatfield	89 Olive Grove	Mooikloof Ridge	Townhouse	530,000	345,000	2,200	65.5%	3,800	8.1%
21-May-09	Kempton	103 Aneen	Kempton Park	Flat	265,000	115,000	6,000	45.7%	1,900	11.1%
27-May-09	Pta East	66 Greenwood	Boardwalk Villas	Townhouse	535,000	355,000	10,100	68.2%	4,200	8.6%
27-May-09	Pta East	30 Simmonds Street	Boardwalk	Cluster	1,050,000	595,000	2,500	56.9%	5,600	7.2%
12-Jun-09	Roodepoort	23 Laurelwood	Little Falls	Townhouse	640,000	388,000	12,000	62.5%	4,800	9.8%
24-Jun-09	Pta East	29 Camphor	Boardwalk Manor	House	4,100,000	2,000,000	44,700	49.9%	25,000	9.9%
22-Jul-09	Hatfield	23 Egoli Villas	Ekklesia	Townhouse	420,000	229,000	15,000	58.1%	3,300	9.8%
23-Jul-09	Kempton	2 Lynhazel	Edleen	Townhouse	425,000	230,000	5,000	55.3%	3,000	10.3%
28-Jul-09	Hatfield	3 Tuscan Village	Moreletapark	Townhouse	750,000	450,000	14,000	61.9%	5,000	7.5%
25-Aug-09	Hatfield	3 Silville	Silverton	Townhouse	530,000	178,000	24,800	38.3%	3,500	12.3%
26-Aug-09	Pta East	113 Vineyard Village	Boardwalk Meander	Townhouse	1,180,000	830,000	7,000	70.9%	6,500	5.9%
26-Aug-09	Pta East	37 Tulbach Park	Faerie Glen	Townhouse	645,000	500,000	17,400	80.2%	4,000	5.9%
28-Aug-09	Wonderboom	169 - 21 Zambezi Estate	Montana Gardens	Townhouse	715,000	421,000	24,700	62.3%	4,500	7.5%
10-Sep-09	Kempton	75 Woodlake	Glen Marais	Townhouse	370,000	230,000	4,000	63.2%	2,700	8.1%
10-Sep-09	Kempton	11 Sandpiper Lodge	Kempton Park	Townhouse	480,000	285,000	13,900	62.3%	3,300	8.5%
30-Sep-09	Pta East	227 Rotspas Street	Wapadrand Estates	House	2,100,000	1,310,000	23,400	63.5%	11,000	6.4%
01-Oct-09	Kempton	5 Sandpiper's Lodge	Kempton Park	Townhouse	480,000	294,000	26,000	66.7%	3,750	8.8%
01-Oct-09	Kempton	14 Larae's Corner	Birchleigh	Townhouse	580,000	360,000	16,000	64.8%	3,900	7.6%

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					<b>37,245,000</b>	<b>21,825,000</b>	<b>783,900</b>	<b>60.7%</b>		<b>8.6%</b>
01-Oct-09	Kempton	56 Kemptonian	Kempton Park	Townhouse	450,000	260,000	13,500	60.8%	3,500	9.7%
13-Oct-09	Hatfield	90 Koljander	Newlands	House	1,250,000	757,000	52,000	64.7%	7,000	7.3%
13-Oct-09	Hatfield	599B Christaller	Moreletapark	Duet	1,500,000	829,000	21,000	56.7%	7,500	8.6%
13-Oct-09	Hatfield	825 Primula	Moreletapark	House	1,800,000	940,000	27,000	53.7%	9,000	9.7%
16-Oct-09	Roodepoort	172 The Links	Weltevredenpark	Townhouse	515,000	357,000	2,000	69.7%	3,600	7.5%
10-Nov-09	Hatfield	37 Tuscany	Erasmuskloof	Townhouse	535,000	410,000	5,000	77.6%	3,600	6.6%
10-Nov-09	Hatfield	82 Egoli Villas	Ekklesia	Townhouse	420,000	255,000	25,000	66.7%	3,300	8.1%
19-Nov-09	Kempton	20 Terenure Villas	Terenure	Cluster	770,000	440,000	48,000	63.4%	5,400	8.8%
19-Nov-09	Kempton	3 Altahof	Kempton Park	Flat	330,000	237,000	5,600	73.5%	3,400	10.7%
19-Nov-09	Kempton	202 Omega Flats	Kempton Park	Flat	430,000	250,000	17,000	62.1%	3,400	7.7%
19-Nov-09	Kempton	33 Laurahof	Norkem Park	TownHouse	450,000	300,000	4,500	67.7%	3,800	9.1%
25-Nov-09	Pta East	5 Ravenna	Murrayfield	Townhouse	660,000	435,000	9,000	67.3%	4,500	8.1%
03-Dec-09	Kempton	34 Melrose Place	Norkem Park	TownHouse	455,000	274,000	39,000	68.8%	3,600	8.1%

\*\* The nett yield calculation takes all purchase costs into consideration, including tranfer costs and commissions. It is assumed the property is purchased in the name of a legal entity and that 8% transfer duties are payable on the purchase price plus arrears. Actual levies/rates & taxes, as well as 10% agent's commission is deducted from the monthly rental. No provision has been made for vacancies or maintenance, however