



ZAMBIA NATIONAL BUILDING SOCIETY

KWATHU HILLS HOUSING PROJECT

FREQUENTLY ASKED QUESTIONS

(FAQs)

1. What are Kwathu Hills?

Kwathu Hills is a ZNBS Housing Development Project that is part of the Society's wider mandate of Providing affordable housing through offering plots on the various land banks that ZNBS has been acquiring.

2. Where is Kwathu Hills located?

Kwathu Hills is located in Chilanga district (Balmoral area), only 21 km from Lusaka CBD.

3. What's the design of this Housing Development?

The housing development is comprised of three sections, high, medium and low-cost, with a total of 132 plots surrounded by mountainous views on 21 hectares of land.

4. How much are the plots selling for?

The plots range from ZMW120,000 to ZMW400,000 depending on the size. (ZMW220 Per sqm).

Note that all prices have been discounted to widen access as per ZNBS's mandate.

5. How big are these plots, exactly?

The plot sizes range from 576 sqm to 1908 sqm.

6. Will these plots be serviced?

Yes, they will. Kwathu Hills has the following:

- ✓ All-weather gravel roads.
- ✓ Centralised water and sewerage system
- ✓ Nearby power line

7. How does one access the plots at Kwathu Hills?

The plots can be obtained through the ZNBS Building Materials loan facility. (Strictly no cash purchases).

8. What are the basic features of the Building Materials Loan?

- ✓ Max amounts of up to ZMW500,000
- ✓ Tenors of up to 72 Months
- ✓ Insured against death and permanent disability
- ✓ Competitive interest rates

9. When do I assume full ownership of the plot, seeing that the purchase is being made through a loan facility?

The offer is conditional upon the Purchaser paying the full purchase price, that is, by redeeming the loan facility.

10. When can I commence construction at the site?

ZNBS shall yield vacant possession of the property as soon as the loan is disbursed. Hence, one can commence immediately after loan disbursement.

11. When do I get my title for the plot?

The conveyancing documents (Title, State Consent and ZRA Exemption Certificate) will only be obtained and availed to the purchaser upon the payment of the full purchase price to ZNBS.

12. If I secure some funds elsewhere while the loan facility is running, can I be allowed to settle the facility?

Yes, but only after at least 12 months after disbursement. However, if the client insists, they will lose the 20% discount on the price of the plots. Therefore, the settlement will include the 20% initially discounted.

13. If my income does not allow for a loan facility enough to cover the price of the plot, am I allowed to top up with Cash?

Unfortunately, not. The whole amount must be paid through our Building Material loan

14. If my income allows, can I buy more than one plot?

Yes, you can, but only up to a maximum of two plots.

15. How do I get more information about Kwathu Hills and the available financing options?

You can call our sales team on 0955 133 159/639 or write to salesinquiries@znbs.co.zm, or indeed visit any of our branches.

