



DATAZONE

PREMIUM PLUS ACCESS TERMS

These Access Terms apply to approved, named-user access to Datazone Premium+ during the fixed free-access and product-development period.

1. PARTIES AND ACCEPTANCE

- 1.1. These Premium+ Access Terms (Access Terms) are between Datazone (Pty) Ltd, registration number 2026/108479/07, of 63 Protea Road, Claremont, Cape Town, Western Cape, 7708 (Datazone), and the individual approved for access (you or User). If your access was requested for an organisation, you also confirm that you are authorised to use Premium+ for that organisation's internal business purposes.
- 1.2. By selecting "I accept" and activating or using Premium+, you agree to these Access Terms, the Privacy Notice and the incorporated Methodology notices. If you do not agree, do not activate or use Premium+.

2. SERVICE AND STATUS

- 2.1. Premium+ is a controlled-access commercial property market-intelligence service. It currently includes: (a) Market Intelligence, generally issued monthly for closed observation periods; (b) Current Market Pulse, intended as a weekly current-market view; and (c) the Property Clock, an economist-authored quarterly interpretation. Content, cadence, scope and functionality may change.
- 2.2. Premium+ is being made available during a limited free-access and product-development period while the production environment, datasets, controls and user experience continue to be developed. It is not represented as a final or uninterrupted production service during this period.

3. FREE ACCESS PERIOD AND NO AUTOMATIC PAID CONVERSION

- 3.1. Your free access will commence on the date on which you sign up for and are granted access to Premium+ and will end automatically on 31 December 2026 (the **Free-Access Period**), unless terminated earlier in accordance with these Access Terms.



- 3.2. No fee is payable for the Free-Access Period. Access will not automatically renew or convert into a paid subscription. Datazone may invite you to take up a paid service after or during the Free-Access Period, but a paid subscription will arise only if you actively accept separate written commercial terms, including the price and commencement date. Silence, continued possession of credentials or prior use will not amount to acceptance of a paid subscription.

4. APPROVAL, NAMED-USER ACCESS AND CREDENTIALS

- 4.1. Access is personal to the approved User and the approved email address. You must not share credentials, allow another person to use your account, create concurrent shared use, sell or transfer access, or attempt to bypass access controls.
- 4.2. You must keep credentials confidential, use a strong unique password, sign out of shared devices and notify Datazone promptly at insights@datazone.co.za if credentials may be compromised. Datazone may require a password reset, revoke sessions or suspend access to protect the service, data or users.

5. PERMITTED USE

- 5.1. Subject to these Access Terms, Datazone grants you a limited, revocable, non-exclusive, non-transferable right during the Free-Access Period to view Premium+ through the authorised interface for your own or your approved organisation's internal business information purposes.
- 5.2. You may discuss conclusions internally and refer to a limited extract in an internal document only if the extract is not substantial, is accurately presented with its date, scope, source and any qualification, retains required attribution, and is not used as a substitute for access. No other right or licence is granted.

6. PROHIBITED USE AND PROTECTION AGAINST EXTRACTION

- 6.1. You must not: download, export, copy, reproduce, republish, distribute, transmit, sell, sublicense or make Premium+ content available to another person, except for the limited internal reference expressly permitted in clause 5; share screenshots or screen recordings outside the approved organisation; systematically extract, scrape, crawl, harvest, index or reconstruct any dataset, database, report or product; use bots, scripts or automated tools; reverse engineer or bypass technical restrictions; remove source, author, copyright, methodology or qualification notices; use Premium+ or its outputs to create or enhance a competing data product or service; or use content to train, fine-tune, test, benchmark or validate an AI or machine-learning system without Datazone's prior written consent.
- 6.2. You must not present any measure or commentary as your own, as comprehensive market fact, or as advice from Datazone or a named author.

7. DATA, METHODOLOGY AND OBSERVATION LIMITATIONS

- 7.1. Premium+ measures are based on the stated data sources, observation periods, geographic and sector classifications, methodologies and disclosure controls. The governed dataset may contain more records than a particular view displays. Published measures reflect Datazone's observational universe and do not represent the entire market.
- 7.2. Listings and source records may be incomplete, duplicated, delayed, changed, withdrawn, corrected or restated. Asking values are not achieved transaction values. Sample size, coverage and composition may change. Datazone may validate, de-duplicate, classify, standardise, gross, suppress, revise or restate content and may change a methodology where reasonably required for quality, governance or product development.
- 7.3. Monthly Market Intelligence relates to closed observation periods. A later publication may revise an earlier value. Users must consider the edition, "as at" date, scope, coverage and Methodology notes displayed with the measure.

8. CURRENT MARKET PULSE AND PROTOTYPE VALUES

- 8.1. Current Market Pulse is intended to provide a separate weekly observational layer between closed reporting periods. It must not be treated as equivalent to the closed-period Market Intelligence series.
- 8.2. No illustrative, simulated, placeholder or test value is an observed market measure and it must not be exposed as one. If Datazone permits an approved User to see prototype values during the Free-Access Period, every affected page and output must state prominently: "PROTOTYPE — ILLUSTRATIVE VALUES ONLY. These figures are generated for interface testing and are not observed market data. Do not quote, compare or rely on them." Datazone should remove this warning only when the governed weekly dataset has replaced all placeholder values.

9. PROPERTY CLOCK AND AUTHORED PUBLICATIONS

- 9.1. The Property Clock and other attributed publications are authored interpretation as at the stated date. The author may draw on Datazone listing data as one input among multiple economic, market and professional inputs and may apply professional judgment. The material is opinion and interpretation, not a statement of guaranteed fact, valuation or forecast.
- 9.2. Attribution to Prof. François Viruly FRICS, Datazone Chief Economist, or another named contributor must be preserved exactly as published when any permitted reference is made. Attribution does not mean that the author accepts responsibility for a User's transaction or decision and does not create a professional-client, fiduciary or advisory relationship.

10. NO ADVICE AND USER RESPONSIBILITY

- 10.1. Premium+ is provided for market-intelligence and informational purposes only. It is not property, investment, financial, valuation, lending, legal, tax, brokerage or other professional advice; a recommendation; an assurance of future performance; or an offer or invitation to transact.
- 10.2. You must perform your own due diligence and obtain appropriate professional advice before making or recommending a decision. You are responsible for testing relevance to the particular property, location, transaction and date and for considering information not included in Premium+.

11. CHANGES, AVAILABILITY AND SUPPORT

- 11.1. During the Free-Access Period, Datazone may add, remove, revise, relabel, restate, suspend or withdraw any dataset, publication, feature, methodology, cadence, geography, sector or the entire service. Datazone may schedule or undertake maintenance and does not commit to any service level, response time, publication date, uptime or continued availability unless separately agreed in writing.
- 11.2. Where reasonably practicable, Datazone will avoid changes that misleadingly alter the meaning of already published content and will identify material restatements through an appropriate notice or edition record.

12. INTELLECTUAL PROPERTY AND SOURCES

- 12.1. Premium+, including its software, interface, selection and arrangement, databases, datasets, methodologies, classifications, taxonomies, calculations, visualisations, reports, publications, authored commentary and branding, is owned by or licensed to Datazone and protected by law. Underlying commercial-property listing data is sourced from Ownerzone, a product of Quoin Technologies (Pty) Ltd, as stated in the service. Third-party macroeconomic indicators remain subject to the relevant owner's rights.
- 12.2. These Access Terms grant only the limited right in clause 5. No ownership, database right, copyright, trade mark right, source-data right or other intellectual-property right transfers to you.

13. CONFIDENTIALITY AND PRE-RELEASE MATERIAL

Any part of Premium+ identified as prototype, preview, beta, pre-release, confidential or not for external distribution must be treated as Datazone confidential information and may be used only to



evaluate or use the service under these Access Terms. This does not cover information that is lawfully public other than through breach, already lawfully known without restriction, independently developed without use of the material, or lawfully received from a third party without a duty of confidence.

14. PRIVACY AND MONITORING

Datazone processes personal information as described in the Privacy Notice. To administer and secure Premium+, Datazone may log account activation, acceptance, sign-in, session, device, security and usage events and may investigate suspected credential sharing, extraction or misuse. Monitoring will be proportionate and used for legitimate administration, security, product improvement and enforcement purposes.

15. SUSPENSION AND TERMINATION

- 15.1. Datazone may suspend or terminate access immediately where reasonably necessary for security, suspected unauthorised access, credential sharing, extraction, infringement, unlawful use or a material breach. For a remediable non-urgent breach, Datazone may first request correction within a reasonable period.
- 15.2. Datazone may otherwise change or withdraw the free service on reasonable notice where practicable, including for operational, legal, data-source, governance or product-development reasons. You may stop using Premium+ at any time and may request account closure. On termination or expiry, your access right ends immediately and you must cease use of and delete any unauthorised copies or extracts. Clauses intended by nature to survive, including intellectual property, confidentiality, disclaimers, liability and governing law, continue.

16. DISCLAIMERS AND LIABILITY

- 16.1. IMPORTANT: Premium+ is a developing, free-access market-intelligence service. Data, coverage, methodology, features and availability may change. Content may contain errors, omissions, delays or restatements and must not be used as the sole basis for a transaction, valuation, investment or other material decision.
- 16.2. To the maximum extent permitted by law, Premium+ is provided as available without any express or implied warranty regarding accuracy, completeness, currency, availability, fitness for a particular purpose, non-infringement or results. Datazone does not warrant that a measure represents the whole market or that an authored interpretation or indicated direction will occur.



- 16.3. Subject to applicable law, Datazone, its related parties, directors, employees, contractors, data suppliers and named contributors are not liable for indirect, consequential, special or punitive loss; loss of profit, revenue, opportunity, goodwill or data; or loss arising from a decision or transaction based on Premium+. Nothing excludes or limits liability that cannot lawfully be excluded or limited, including liability arising from gross negligence where prohibited by law.
- 16.4. If Datazone is held liable in connection with the Free-Access Period despite the above, its aggregate liability will, to the extent permitted by law, be limited to direct proven loss and a maximum of R1,000. This cap does not apply where a mandatory law prohibits the limitation.

17. GENERAL

- 17.1. Datazone may update these Access Terms for future use of Premium+. A material change during the Free-Access Period will be notified through the service or the approved email address and, where it materially changes the bargain, Datazone will request fresh acceptance. A change will not create a paid subscription without your active agreement.
- 17.2. You may not transfer your access or rights. Datazone may transfer these Access Terms as part of a bona fide reorganisation or transfer of the Premium+ business, subject to applicable privacy law. If a provision is invalid, it will be severed or limited to the minimum extent necessary without affecting the rest. A failure to enforce a provision is not a waiver.
- 17.3. These Access Terms are the entire agreement about the free Premium+ access, subject to any written invitation that identifies the User and Free-Access Period. They are governed by South African law and the South African courts have jurisdiction, subject to mandatory rights or forums under applicable law.
- 17.4. Questions and legal notices: insights@datazone.co.za | 63 Protea Road, Claremont, Cape Town, Western Cape, 7708.

18. ACCEPTANCE WORDING

Your free access will commence on the date on which you sign up for and are granted access to Premium+ and will continue until 31 December 2026. Your free access will end automatically on that date and will not convert into a paid subscription unless you actively agree to separate paid terms. Premium+ is still being developed and may change, be suspended or be withdrawn during the free-access period. Its content constitutes market intelligence, not professional advice, and remains subject to the applicable data, methodology and reliance limitations.