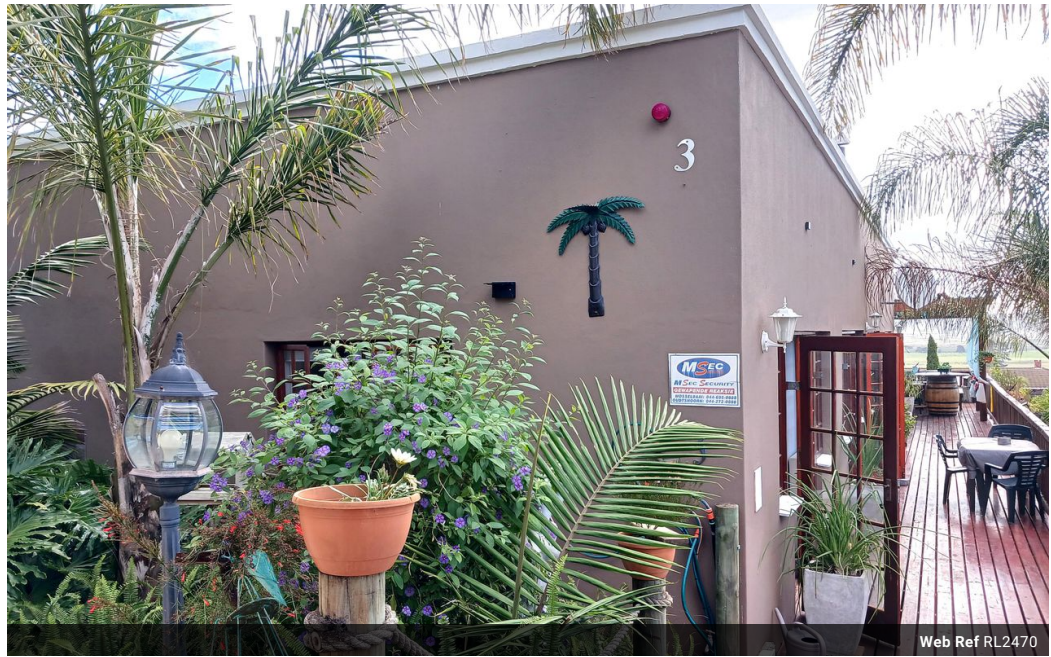




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**R4,395,000**

3 2

**Monthly Bond Repayment** R45,364.68  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R329,291.00 **Bond Costs** R55,380.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R461

**PERFECT FOR INVESTORS OR LARGE FAMILIES**

Welcome to your new home! This newly renovated property is back on the market. Designed for dual living or to generate a rental income.

This property offers everything your family needs:

- 3 Bedrooms with BIC (main and 2nd bedroom leads onto wooden deck)
- 2 Spacious bathrooms (main bedroom en-suite)
- Newly renovated open plan kitchen with separate scullery
- Lounge/TV room that leads onto wooden deck
- Open plan living/entertainment area with pool table and bar that leads to wooden deck
- Well-kept neat garden
- Covered deck entertainment area with braai and beautiful valley and sunset views
- Splash pool
- Outside storage room
- BONUS: Modern flat with bedroom, lounge, open plan kitchen and separate modern bathroom - perfect for rental income or extended family members
- BONUS: Comes semi-furnished (included...)

**Features**

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	3	Carports / Parkings	2	Floor Size	195m <sup>2</sup>
Bathrooms	2	Security	Yes	Land Size	603m <sup>2</sup>
Kitchens	1	Pool	Yes		
Recep. Rooms	2				
Furnished	No				