



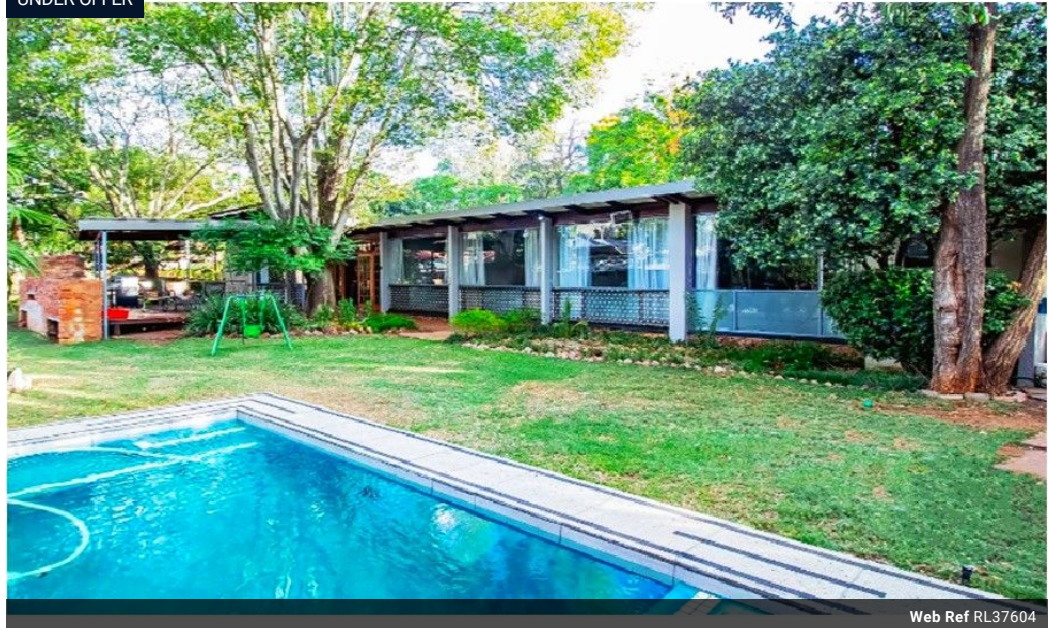
**Dennis Hamer**  
082 415 8547  
dennis.h@harcourts.co.za

Contact Harcourts Capital

012 4604444

46 13th Street  
Menlo Park  
Pretoria  
0081

UNDER OFFER



Web Ref RL37604



R2,999,000

**Monthly Bond Repayment** R30,955.33  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R160,101.00    **Bond Costs** R42,185.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

5    2    2

**BARGAIN** Brooklyn family home with flat

This 373m2 home is situated on a large stand of 1166m2, perfect for a family home. The home offers five bedrooms with 2two bathrooms and a guest toilet. The home also has a separate bachelor flat with a kitchenette and bathroom.

This home has a spacious kitchen with ample cupboards, it also has a separate laundry room and open and closed clothes drying areas. The whole home has the original parquet wooden flooring, which has been beautifully maintained. The open plan dining area and family room lead out to the well established garden, which offers a sparkling swimming pool and deck, with a built-in braai, perfect for entertaining friends and family.

The heart of the home is the seamless connection between the living areas and outdoor spaces. Step outside onto the undercover, decked boma, where you'll find a built-in braai -...

**Features**

**Pets Allowed** Yes

**Interior**

|              |    |
|--------------|----|
| Bedrooms     | 5  |
| Bathrooms    | 2  |
| Kitchens     | 1  |
| Recep. Rooms | 2  |
| Studies      | 1  |
| Furnished    | No |

**Exterior**

|                     |       |
|---------------------|-------|
| Garages             | 2     |
| Carports / Parkings | 2     |
| Security            | Yes   |
| Pool                | Yes   |
| Views               | False |

**Sizes**

|            |                     |
|------------|---------------------|
| Floor Size | 373m <sup>2</sup>   |
| Land Size  | 1,166m <sup>2</sup> |