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Web Ref NPP69626



R3,700,000

Monthly Bond Repayment R36,940.06

Calculated over 20 years at 10.5% with no deposit.

Transfer Costs R246,023.00 **Bond Costs** R49,725.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Rates R1,552

 3  2  3

Two Houses...Potential and Possibilities Galore

Two residential properties with so many possibilities right in the hub of Brooklyn. The one house can be used as a traditional family home or a residential property with a Schedule 9 TCC option allowing 60m2 or 30% of the house to be used as a home enterprise opportunity. The stand of 1279m² consists of two houses registered as Unit 1 and Unit 2 on separate Section Title Registers...easy for future sub-division. The second house is a well-proportioned two bedroom, 2 bathroom, open-plan dining lounge kitchen home with a small patio and garden. Ideal for granny, parents or a small house for the young adult children of the family. These houses are within easy access to Universities and all the highly sought after private & government Junior and High Schools.

Brooklyn is a well-established, sought-after area, lying to the east of...

Features

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	3	Garages	3	Floor Size	219m ²
Bathrooms	2	Carports / Parkings	2		
Kitchens	1	Security	Yes		
Recep. Rooms	3	Dom. Accom.	2		
Furnished	No	Pool	No		
		Views	True		

Extras

Patio Alarm System Security Gate Outdoor Beams House Style: Contemporary Views: Private Locality: Close To Schools Locality: Close To Shops Locality: Close To Transport Locality: Golf Estate Living Area: Formal Dining Living Area: Formal Lounge Kitchen: Modern Kitchen: Double Sink Kitchen: Microwave Kitchen: Separate Cooktop Kitchen: Scullery Kitchen: Finish Kitchen Finish: Granite Kitchen Finish: Timber Main Bedroom: Double Main Bedroom: Built-in-robe Ensuite: Bath Bedroom 2: Double Bedroom 2: Built-in / Wardrobe Bedroom 3: Double Bedroom 3: Built-in / Wardrobe Main Bathroom: Bath Main Bathroom: Separate Shower Laundry: In Kitchen Additional Rooms: Family Additional Rooms: Office / Study Heating / Cooling: Woodfire Heating / Cooling: Closed Additional: Electrical Satellite Dish Outdoor Living: Entertainment Area Outdoor Living Entertainment Area: Uncovered Outdoor Living: Garden Outdoor Living: Washing Line Garaging / Carparking: Double Lock-up Land Contour: Flat Condition: Good Water Supply: Town Supply Sewerage: Mains Security: Electric Fencing Security: Intercom

