



**Magda Boshoff**  
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Contact Harcourts Capital

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46 13th Street  
Menlo Park  
Pretoria  
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Web Ref RL36698



**R2,095,000**



**Monthly Bond Repayment** R21,624.35  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R83,647.00    **Bond Costs** R34,625.00

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

**Monthly Rates** R1,300

Space, Security, Special in quiet street

Price Reduced!

Special Full Title Family home on manageable stand. Low maintenance and easy access to everything

Offering:

- \* 3 Spacious bedrooms -the master bedroom is the size of a suite.
- \* 2 neat bathrooms.
- \* Neatly tiled throughout..
- \* Ample cupboards - plus a walk in pantry
- \* 2 very Large open plan living rooms.
- \* Modern open kitchen - loads of counter space -separate laundry.
- \* Covered Patio and neat cosy garden.
- \* Double automated garage - with lots of shelving / packing space.
- \* Helper room and bathroom

Easy Access to Lynnwood Road, Grove Mall and Wilgers Hospital. Various good schools and quiet family living in this sought after suburb.

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	3
Bathrooms	2
Kitchens	1
Recep. Rooms	3
Studies	1
Furnished	No

### Exterior

Garages	2
Carports / Parkings	2
Security	Yes
Dom. Accom.	1
Pool	No
Views	False

### Sizes

Floor Size	250m <sup>2</sup>
Land Size	470m <sup>2</sup>