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UNDER OFFER



SOLE MANDATE

Web Ref NPP72746



R1,250,000

2 2 2

**Monthly Bond Repayment** R12,479.75

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R36,219.00 **Bond Costs** R27,105.00

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

**Monthly Rates** R784 **Sectional Title Levy** R2,175

Ready to sell simplex!

Extra private pitch roofed simplex is well-positioned in an extra popular complex. Features flowing living areas, 2 sunny and bright bedrooms, 2 bathrooms, and double lock-up garages leading into the kitchen. The solar geyser is an electricity-saving extra. Step into the private, evergreen garden and experience tranquility and high security. The complex has a communal pool and entertainment area. Serious sellers. Sole mandate. Nearest offer will be considered. Show by appointment only. Do not wait, view this today!

Equestria is a thoroughly modern suburb dominated by townhouses, simplex, and estate living much sought after by first-time homeowners and the young professional crowd in Pretoria. Equestria is but a quick trip along the N4 straight into town or onto the N1, which explains why this part of the valley is so popular....

### Features

**Pets Allowed** Yes

#### Interior

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

#### Exterior

Garages	2
Security	Yes
Pool	Yes
Views	True

#### Sizes

Floor Size	122m <sup>2</sup>
Land Size	44,355m <sup>2</sup>

#### Extras

Patio Alarm System Security Gate Built In Braai House Style: Contemporary Views: Private Locality: Close To Shops Locality: Close To Transport Living Area: Open Plan Kitchen: Modern Kitchen: Open Plan Kitchen: Double Sink Kitchen: Finish Kitchen Finish: Melamine Main Bedroom: Double Bedroom 2: Single Main Bathroom: Bath Laundry: In Kitchen Additional Rooms: Guest Toilet Outdoor Living: Washing Line Pool: Inground Pool: Security Fencing Garaging / Carparking: Double Lock-up Land Contour: Flat Condition: Good Water Supply: Town Supply Sewerage: Mains Heating / Cooling: Solar Outdoor Living Braai Area: Lighting Outdoor Living: Garden

