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Web Ref NPP74935



**R2,950,000**

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**Monthly Bond Repayment** R30,449.56  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R156,055.00 **Bond Costs** R42,185.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R5,697

**Location, Excellent Position and Acquisition!**

The property is located in the center of various businesses and corporate buildings on Stanza Bopape Street. Easy re-zoning applies for commercial use. There is a house structure on the land in poor condition. It can be reconstructed and renovated or demolished and re-built. If you are looking for a good commercial position, this is it. Come & See, Come & Buy!

The lovely, sedate neighbourhood of Hatfield has become known as the embassy suburb because of the inclination of embassies to move into the large homes that grace the area, which does in turn give one an indication of their size. Hatfield lies in the heart of Pretoria, just outside the city center between Arcadia and Lynnwood. Hatfield is close to the University, to Loftus Versfeld stadium, and the Hatfield Plaza with its shops and entertainment. Pretoria Central is...

**Features**

Interior		Exterior		Sizes	
Bedrooms	4	Carports / Parkings	10	Floor Size	200m <sup>2</sup>
Bathrooms	2	Security	No	Land Size	1,276m <sup>2</sup>
Kitchens	1	Pool	No		
Furnished	No	Views	True		

**Extras**

House Style: Other Views: Private Locality: Close To Shops Locality: Close To Transport  
Kitchen: Original Kitchen: Open Plan Kitchen: Free Standing Stove Main Bedroom: Double Main  
Bedroom: Built-in-robe Bedroom 2: Double Bedroom 2: Built-in / Wardrobe Bedroom 3: Double  
Bedroom 3: Built-in / Wardrobe Bedroom 4: Double Main Bathroom: Separate Shower Laundry:  
In Bathroom Additional Rooms: Guest Toilet Land Contour: Flat Condition: Renovator Water  
Supply: Town Supply Water Supply: Bore Sewerage: Mains