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46 13th Street
Menlo Park
Pretoria
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Web Ref NPP74935



R2,950,000

4 2

Monthly Bond Repayment R29,949.25

Calculated over 20 years at 10.75% 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

Bedrooms	4
Bathrooms	2
Kitchens	1
Furnished	No

Exterior

Carports / Parkings	10
Security	No
Pool	No
Views	True

Sizes

Floor Size	200m ²
Land Size	1,276m ²

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