



Karin Tengstrom
072 800 9887
karin.tengstrom@harcourts.co.za

Contact Harcourts Capital

012 4604444

46 13th Street
Menlo Park
Pretoria
0081



Web Ref RL40848



R3,300,000

 4  3  2

Monthly Bond Repayment R34,062.22

Calculated over 20 years at 11% with no deposit.

Transfer Costs R197,547.00 **Bond Costs** R45,955.00

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

Monthly Rates R1,549

3 Bedroom House PLUS Flatlet – Lynnwood Ridge!

Relax In A Skillful Blend Of Family Comfort & Easy Living!

Situated within the Boomed Off Lynnwood Ridge, you will find this family home with huge amounts of potential.

The main house offers 3 spacious and sunny bedrooms, serviced by 2 well-maintained bathrooms upstairs, as well as a study.

On entry, one is impressed by the attention to style, detail and craftsmanship which gives you that old world charm.

The house has a grand entrance with high ceilings and skylights bringing in natural lights.

It has flowing extra spacious living areas which opens unto a louvre-roof patio overlooking the pool & fairytale garden.

Other great features: a flatlet, fireplace in lounge, pantry in kitchen, staff quarters, hobby room, braai area, borehole, double garage & carports. A 2025 sqm stand with approved subdivision.

Book your exclusive...

Features

Pets Allowed Yes

Interior

Bedrooms	4
Bathrooms	3
Kitchens	1
Recep. Rooms	2
Studies	1
Furnished	No

Exterior

Garages	2
Carports / Parkings	4
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	False

Sizes

Floor Size	437m ²
Land Size	2,050m ²