

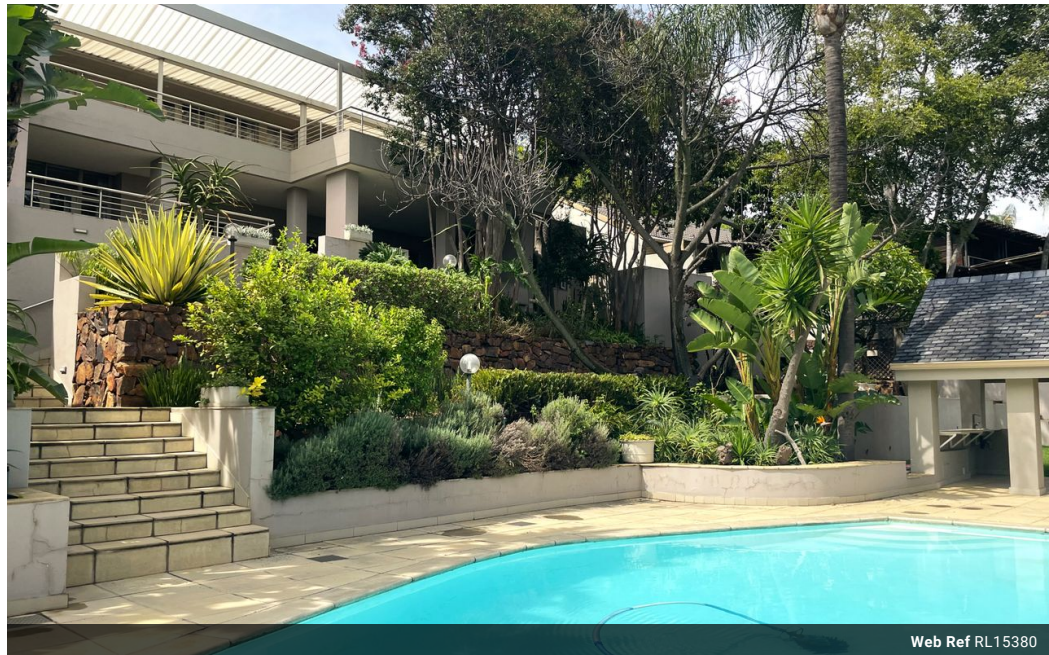


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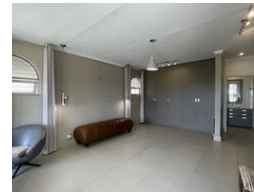
Contact Harcourts Capital

012 4604444

46 13th Street
Menlo Park
Pretoria
0081



Web Ref RL15380



R15,500,000

 7  6.5  2

Monthly Bond Repayment R157,360.49

Calculated over 20 years at 10.75% with no deposit.

Transfer Costs R1,660,059.00 **Bond Costs** R108,535.00

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

Monthly Rates R3,200

Secure living in a dream location

Investment opportunity with a current rental contract in place until Feb 2025.

Introducing a magnificent contemporary masterpiece in the picturesque Waterkloof Ridge.

This sprawling residence offers an unmatched blend of luxury and pizzazz. This exceptional property situated over multiple floors comprises 4 bedrooms upstairs with 4 en-suite bathrooms, featuring a separate flatlet with 2 bedrooms for guests, live-in housekeeper or au pair, a stylish pool and 2 garages. Throughout, top-notch craftsmanship is evident.

One 1 level - 2 entrance halls, 2 lounges, dining room and a barbeque room. And there is more, a guard house, a borehole, gas geysers, 3-phase prepaid electricity, alarm system, and access control.

The sleeping and living areas open to a balcony and patio creating a strong indoor-outdoor connection. The property is...

Features

Pets Allowed Yes

Interior

Bedrooms	7
Bathrooms	6.5
Kitchens	2.5
Recep. Rooms	3
Studies	1
Furnished	No

Exterior

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

Sizes

Floor Size	650m ²
Land Size	1,300m ²