## **Harcourts** Capital

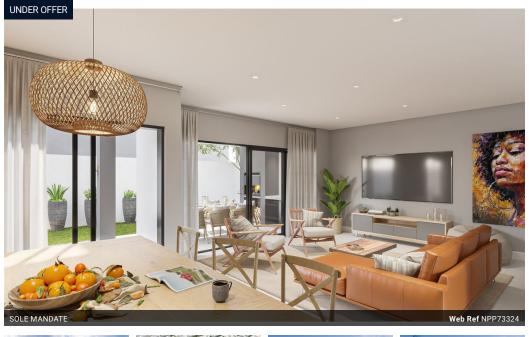


Dennis Hamer 082 415 8547 dennis.h@harcourts.co.za

Contact Harcourts Capital

### 012 4604444

46 13th Street Menlo Park Pretoria 0081









# R4,151,930

Monthly Bond Repayment R41,452.03 Calculated over 20 years at 10.5% with no deposit. Bond Costs R53,495.00 Transfer Costs R300,557.30 These calculations are only a guide. Please ask your conveyancer for exact calculations. Special Levy R2,200

#### Ultra modern 4 bedroom Full title

**a** 2

Looking for an ultra-modern, concrete, glass, and steel home in a secure estate in the heart of Fourways?

There are 35 full title units to select from. All units come with a study and staff quarters and you can choose between:-- 3 bedrooms (282m2); or - 4 bedrooms ( 306m2).

The ground-level contains the living areas, including a covered patio, study, guest suite/domestic quarters and double garage. Upstairs features a pajama lounge with 3/4 bedrooms.

Call today or miss out on the opportunity to own your dream home. Buy directly from the developer and pay no transfer duty. Sold on plot and plan basis.

#### Features

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	4	Garages	2	Floor Size	306m <sup>2</sup>
Bathrooms	3	Carports / Parkings	2	Land Size	381m <sup>2</sup>
Kitchens	1	Security	Yes		
Recep. Rooms	2	Dom. Accom.	1		
Studies	1	Pool	No		
Furnished	No	Views	False		

#### Extras

Extractor Fan Security Gate House Style: Contemporary Other Style: Under Construction Locality: Close To Schools Locality: Close To Shops Locality: Close To Transport Living Area: Open Plan Kitchen: Modern Kitchen: Double Sink Kitchen: Scullery Main Bedroom: Double Main Bedroom: Walk-in-robe Ensuite: Bath Ensuite: Separate Shower Bedroom 2: Double Bedroom 3: Double Main Bathroom: Bath Main Bathroom: Separate Shower Additional Rooms: Office / Study Outdoor Living: Entertainment Area Outdoor Living Entertainment Area: Covered Outdoor Living: Garden Garaging / Carparking: Double Lock-up Garaging / Carparking: Off Street Garaging / Carparking: Auto Doors Land Contour: Flat Window/door Frames: Aluminium Water Supply: Town Supply Sewerage: Mains Bedroom 4: Double Bedroom 4: Built-in / Wardrobe

