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0157



SOLE MANDATE

Web Ref RL11649



**R2,495,000**

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  4  
  1

**Monthly Bond Repayment** R25,753.10  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R115,320.00   **Bond Costs** R38,415.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R1,338

### CENTRAL LAUDIUM! INVESTMENT AND INCOME GENERATOR! 5 UNITS IN ONE PLOT!

Located in a tranquil and desired part of the suburb!

From the street entrance you find voluminous space making the first impression of the home a welcoming experience. There is a wide and spacious entrance into the main living areas of the home with the Spanish plaster finished walls enclosed with ample light surrounded through out the area.

There is a sunroom / T.V room to the right of the entrance with the lounge and dining hall to the left.

The enormous and fully fitted kitchen with a scullery is straight ahead, catering for all the needs of any home executive, finished of with solid wood cupboards.

There is a back door leading out from the kitchen to a patio and the rear cottage that brings in part income to this investment. The 3 bedrooms down a small passageway are fully fitted with built-in cupboards and are...

### Features

#### Interior

Bedrooms	7
Bathrooms	4
Kitchens	4
Recep. Rooms	4
Studies	1

#### Exterior

Garages	1
Carports / Parkings	3
Dom. Accom.	1
Pool	No

#### Sizes

Floor Size	650m <sup>2</sup>
Land Size	890m <sup>2</sup>