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SOLE MANDATE

Web Ref RL42423



### R2,295,000

 3  2  2

**Monthly Bond Repayment** R23,688.72

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R97,838.00 **Bond Costs** R36,530.00

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

**Monthly Levy** R815 **Monthly Rates** R890

### Excellent Opportunity in Stonewood Security Estate Awaits You!

Modern 3-Bedroom Home in Secure Estate – Perfect for First-Time Buyers, Pensioners, or Investors

This neat and well-kept 3-bedroom, 2.5-bathroom single-story home is located in a 24/7 manned security estate, offering peace of mind and a great location close to schools, shops, and main routes. With modern finishes, air-conditioners in all bedrooms, and energy-saving features like a solar geyser and prepaid electricity, this home is ideal for young families, couples, those looking to scale down, or investors looking for a ready-to-go rental property.

#### Property Features:

Located in a secure estate with 24-hour manned access control, ideal for families or those wanting added peace of mind.

Double garage with automated doors and extra space for storage.

Prepaid electricity for easy budgeting and a solar geyser to help save on...

### Features

**Pets Allowed** Yes

#### Interior

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

#### Exterior

Garages	2
Carports / Parkings	2
Security	Yes
Pool	No
Views	False

#### Sizes

Floor Size	140m <sup>2</sup>
Land Size	315m <sup>2</sup>

