



Jeandre Mostert
083 794 6600
jeandre.mostert@harcourts.co.za



Samantha Fincham
083 571 7201

samantha.fincham@harcourts.co.za

Contact Harcourts Dunn

021 8212237

134 Edward Road
Belville
CapeTown
7550

NEW



Web Ref RL50522



R6,350,000

5 3.5 3

Monthly Bond Repayment R63,397.12

Calculated over 20 years at 10.5% with no deposit.

Transfer Costs R562,470.00 **Bond Costs** R70,535.00

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

Monthly Rates R2,850

A Slice of Africa, Mere Seconds from the Shoreline!

Set on a generous corner plot within the sought-after coastal enclave of Sunset Beach, this expansive dual-living residence offers a rare blend of lifestyle, flexibility, and investment potential.

Whether you're envisioning a boutique guesthouse or require space for an extended family, this low-maintenance abode adapts effortlessly to your ambitions.

Main Residence Features:

- Three spacious bedrooms with built-in wardrobes
- Three bathrooms - Including a refined en-suite, family washroom, and guest cloakroom
- Expansive living areas with dual fireplaces - Ideal for entertaining or quiet retreat
- Modern kitchen with separate scullery and laundry facilities
- Private home office for remote work or study

Features

Pets Allowed Yes

Interior

Bedrooms	5
Bathrooms	3.5
Kitchens	2
Recep. Rooms	4
Studies	1
Furnished	No

Exterior

Garages	3
Carports / Parkings	3
Security	Yes
Pool	Yes
Views	False

Sizes

Floor Size	350m ²
Land Size	919m ²

