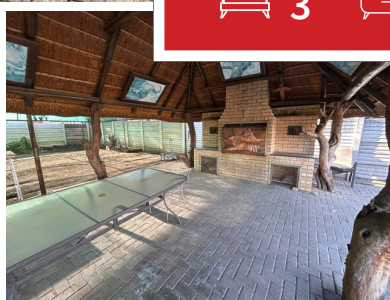
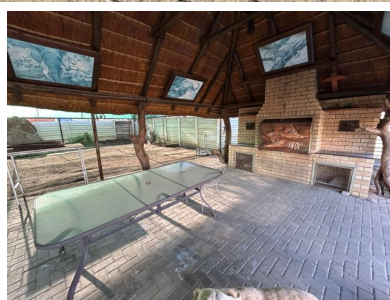



3 2 3




Residential Property with Commercial Potential – Rutgersweg, Brits

 For Sale: R1,700,000
Erf size - 941 square metres


This versatile property, located in the sought-after Rutgersweg – a street well known for its booming business presence – offers a perfect blend of commercial opportunity and residential comfort.


The property features a spacious 3-bedroom house that can easily be adapted for business use. Each bedroom is well-sized and can be converted into private offices, consulting rooms, or workspaces. A study room adds extra flexibility for a boardroom or administrative space.

 Living areas include:

- A fully fitted kitchen

- High visibility and easy access for clients and staff
- Surrounded by established businesses

 Endless potential – whether you’re expanding your business, starting something new, or looking for a multi-purpose investment.

 Don’t miss out – contact us today to arrange a viewing!
Call Lurien Fensham

Monthly Bond Repayment	R17,258.89	Bond Costs	R30,875.00
Calculated over 20 years at 10.75% with no deposit.		These calculations are only a guide. Please ask your conveyancer for exact calculations	
Transfer Costs	R55,039.00	Monthly Rates	R5,700



INTERIOR

Bedrooms	3
Bathrooms	2
Kitchens	0
Recep. Rooms	1
Furnished	Yes

EXTERIOR

Carports / Parkings	8
Security	Yes
Dom. Accom.	0
Pool	Yes
Views	Yes

SIZES

Floor Size	-
Land Size	941m ²



Lurien Fensham
 Candidate Property Practitioner
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