



## I am modern and ready for loadshedding.

This beautiful two bedroom townhouse is waiting on it's new owner. Nestled in a secure and well-maintained complex, with low maintenance, offering peace of mind and a comfortable life style, this is a lock-up-and-go unit. The spacious open-plan lounge- dining area seamlessly flowing into a modern kitchen with ample cupboard space, and for convenience there is space for a washing machine and your dishwasher. In the covered and enclosed patio area is a built in braai for entertaining friends and family when they are visiting, and if it's only you spending time with yourself the morning sun will great you there.

This townhouse with two comfortable bedrooms and two bathrooms, with the main bedroom enjoying the convenience of an En suite, shower, basin and toilet. Additional features include a double automated garage for secure parking, leading into the living area. You have Pre-paid electricity and then you also have an inverter with a backup battery, ensuring uninterrupted power during load-shedding. This home is for a young professional starting to invest in property

### Monthly Bond Repayment

Calculated over 20 years at 10.75% with no deposit.

R13,451.78

### Bond Costs

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

R27,105.00

### Transfer Costs

R38,367.00

### Monthly Rates

R1,148



### INTERIOR

Bedrooms	2
Bathrooms	2
Kitchens	1
Recep. Rooms	1
Furnished	Maybe

### EXTERIOR

Carports / Parkings	2
Security	Yes
Dom. Accom.	0
Pool	Yes
Views	Maybe

### SIZES

Floor Size	120m <sup>2</sup>
Land Size	120m <sup>2</sup>



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