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## Sea View Apartment on Uvongo Beachfront

*\*Exclusive Mandate\**

Step into coastal luxury with this beautifully presented 3-bedroom, 2-bathroom ground floor apartment, perfectly positioned on the sought-after Uvongo beachfront. Designed for relaxed seaside living, the spacious open-plan lounge flows seamlessly through stacker doors onto a large balcony boasting panoramic ocean views — the perfect setting for entertaining or simply soaking in the tranquil surroundings.

The modern kitchen is well-appointed, ideal for whipping up meals while still being part of the conversation. The main bedroom also features stacker doors that open directly to the balcony, allowing you to wake up to the sights and sounds of the sea.

Enjoy leisurely braais on the generous balcony, take a dip in the communal swimming pool, and rest easy with the added peace of an alarm system. A single garage adds convenience and security.

### Monthly Bond Repayment

Calculated over 20 years at 10.75% with no deposit.

R22,284.28

### Bond Costs

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

R34,625.00

### Transfer Costs

R89,647.00

### Monthly Rates

R2,214



## INTERIOR

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

## EXTERIOR

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

## SIZES

Floor Size	166m <sup>2</sup>
Land Size	4,057m <sup>2</sup>



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