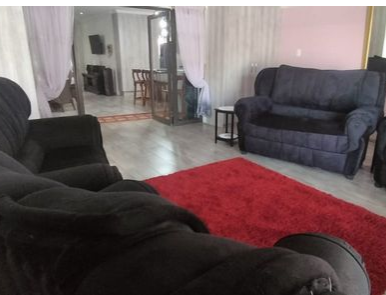




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## 3 Bedroom House For Sale in Culemborg Park

THREE-BEDROOM HOUSE WITH TWO FLATLETS FOR SALE IN CULEMBORG PARK

Ideally located near essential amenities, this property offers a fantastic opportunity to generate extra income to assist with your bond or accommodate extended family.

Main House Features:

Three spacious bedrooms

Two bathrooms (including a main en-suite)

Open-plan lounge, kitchen, and dining area

TV room

Modern kitchen with a separate scullery

Additional Features:  
5000L JoJo tank with pump  
Gas stove & inverter system included  
Entire house to be repainted  
(No plans for carports & gate to the second carport)  
This property has so much to offer! Don't miss out—schedule your viewing today.

Rates & taxes subject to change. Erf size estimated.

<b>Monthly Bond Repayment</b>	R15,228.43	<b>Bond Costs</b>	R28,990.00
Calculated over 20 years at 10.75% with no deposit.		These calculations are only a guide. Please ask your conveyancer for exact calculations	
<b>Transfer Costs</b>	R45,785.00	<b>Monthly Rates</b>	R1,600



## INTERIOR

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

## EXTERIOR

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

## SIZES

Floor Size	-
Land Size	1,000m <sup>2</sup>



**Beulah Mienie**

Agent

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