



## Modern 3-Bedroom Full Title Cluster for Sale in Secure Estate – Westonaria!

Estate living at its best! This stunning and spacious home is tucked away in the sought-after Mountain View estate, offering 24-hour security with boom gate access for peace of mind. If you're looking for comfort, convenience, and space – this one's a winner!

### Interior Highlights:

3 Generously sized bedrooms, all with built-in cupboards

2 Neatly tiled bathrooms – including a main en-suite

Modern open-plan kitchen with gas hob, extractor fan, electric under-counter oven and loads of cupboard space

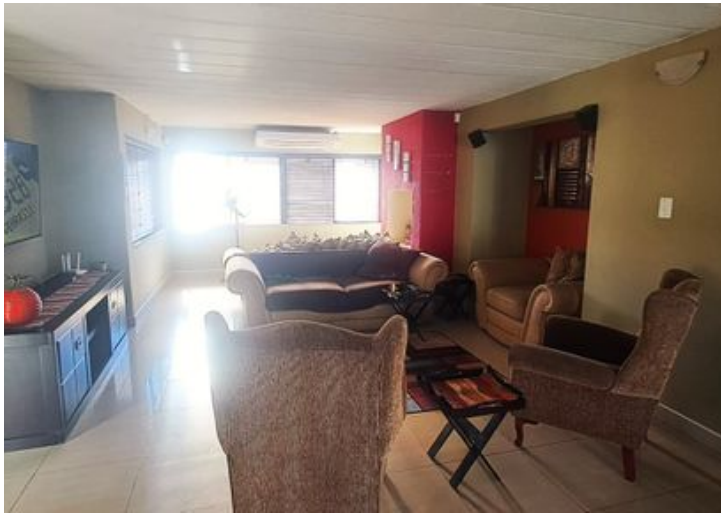
Two open-plan reception areas – ideal for dining and lounging

Entertainment room with a built-in pizza oven and sliding doors opening to the private garden – perfect for cozy nights or weekend get-togethers

Location Perks:  
Only 3km from Glen Harvie and 5km from Westonaria High & Primary Schools  
Close to all essential amenities

This home has it all – from secure estate living and smart layout to fantastic extras. Don't miss this rare gem – call today to arrange your exclusive viewing!

<b>Monthly Bond Repayment</b>	R10,782.50	<b>Bond Costs</b>	R25,220.00
Calculated over 20 years at 10.5% with no deposit.		These calculations are only a guide. Please ask your conveyancer for exact calculations	
<b>Transfer Costs</b>	R32,851.00	<b>Monthly Rates</b>	R810



## INTERIOR

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

## EXTERIOR

Carports / Parkings	7
Security	Yes
Dom. Accom.	0
Pool	Yes
Views	Yes

## SIZES

Floor Size	260m <sup>2</sup>
Land Size	450m <sup>2</sup>



**Charmaine Littlewood**

Administrator

**072 750 5424**

charmaine@finehome.co.za



**Shaun Momberg**

Agent

**084 972 6571**

shaun.m@finehome.co.za