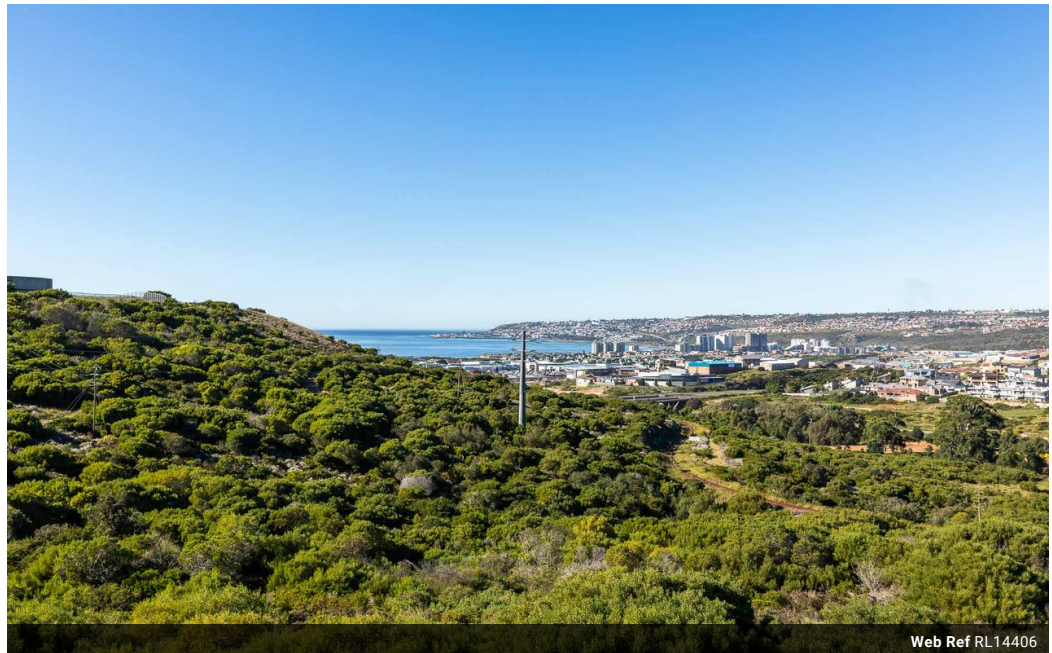


**Veronica Hanekom**  
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Contact **Virtual Office**

086 1732589

Loft Office 6  
The Woodmill Lifestyle Centre  
Vredenburg Road  
Devonvallei  
Stellenbosch  
7600



Web Ref RL14406



**R3,295,000**

 3  3.5  2

**Monthly Bond Repayment** R34,010.61  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R196,997.00 **Bond Costs** R45,955.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R1,500

### Modern and stylish duet in Seemeeu Park Hartenbos.

Ocean, country and scenic views of which you will never tire. Featuring a multi-level duet: 1st level is the double garage with an automated roll-up garage door with 2 visitor parkings. 2nd level features the main bedroom with full en-suite bathroom, guest toilet, open plan kitchen/dining room and lounge area with a built-in braai and a balcony. 3rd level features two bedrooms, each with their own en-suite bathroom and a pajama lounge with sliding door leading out to the garden. An 18m<sup>2</sup> store room rounds the property off.

There is so much to see and feel. The tranquility of the greenbelt bordering the property, the train that passes twice a day, the country scenes and of course the ocean view and scenes of Mosselbay (especially at night with its twinkling lights). Call me today to make an appointment for a private viewing.

### Features

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	3	Garages	2	Floor Size	224m <sup>2</sup>
Bathrooms	3.5	Security	No	Land Size	435m <sup>2</sup>
Kitchens	1	Pool	No		
Recep. Rooms	3	Views	True		
Furnished	No				