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Contact **Virtual Office**

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



SOLE MANDATE

Web Ref RL14795



**R1,149,000**

 4  3

**Monthly Bond Repayment** R11,859.84  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R32,749.00 **Bond Costs** R25,220.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R990

### Property Investors - Gold in the making

Exclusive Sole Mandate.

Investors and business people, this home is gold in the making. Business is about risk, and risk is opportunity.

Advantages:

It's a corner house with plenty of outdoor space, offering great future potential.

It is one of the largest properties in square metres in Witpoortjie, with limitless possibilities.

You can live in it and start your own Airbnb, earning R32,000 per month from just one room— and the sky is the limit.

More Conversation:

While rental income provides a steady return, it does not always escalate to maximise your profits. I wouldn't rely solely on rental as an option, as the timeline for a full return on investment remains uncertain.

Business is about bravery, so be bold! Let's start a conversation about this incredible property.

Fear is not an option. Let's get the ball rolling!

### Features

Pets Allowed		Exterior		Sizes	
	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Floor Size</b>	1,005m <sup>2</sup>
Bedrooms	4	Carports / Parkings	5	<b>Land Size</b>	1,005m <sup>2</sup>
Bathrooms	3	Security	No		
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	False		
Furnished	No				