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Loft Office 6  
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Vredenburg Road  
Devonvallei  
Stellenbosch  
7600



Web Ref RL14866



**R3,000,000**

 3  2.5  2

**Monthly Bond Repayment** R30,965.65  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R160,211.00 **Bond Costs** R42,185.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R1,610 **Monthly Rates** R1,319

**Stunning three-bedroom house in sought-after Broadacres Estate**

Discover the perfect blend of comfort and convenience in this delightful full-title home situated in a sought-after Broadacres Estate in close vicinity to all amenities. The property boasts a large stand shy of 580 square metres, graced with a sprawling private lawn for children to play, and a wrap-around garden with beautiful tall trees creating the perfect idyllic ambience to create family memories. As you walk into the house, you are drawn into a welcoming, light-filled living/dining area that gracefully opens out to the garden on the right side and invites you to a well-established kitchen on the left. The kitchen boasts stunning granite tops, tall cupboards, space for two under-counter appliances, and a convenient breakfast nook for those 'on-the-go breakfasts'. The dining area conveniently leads out to a second lounge...

**Features**

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	3	Garages	2	Floor Size	295m <sup>2</sup>
Bathrooms	2.5	Security	Yes	Land Size	567m <sup>2</sup>
Kitchens	1	Pool	No		
Recep. Rooms	4	Views	False		
Furnished	No				