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



Web Ref RL15777

**R1,100,000**

 2     2

**Monthly Bond Repayment** R11,354.07  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R35,003.00    **Bond Costs** R30,040.50  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R2,334    **Monthly Rates** R969

**Pet-friendly ground floor apartment with private garden.**

This well-positioned and beautifully maintained ground-floor apartment is nestled in a secure, small-pet-friendly complex in the heart of Broadacres, part of the vibrant Fourways Precinct. Ideal for first-time buyers or investors, the home features a spacious open-plan layout, seamlessly integrating the kitchen, dining, and lounge areas. The modern kitchen is designed with granite countertops, a sizeable centre island with a stove, and it accommodates a single-door fridge and two under-counter appliances if required. Both bedrooms are well-sized with built-in cupboards, while the main bedroom includes a full en-suite bathroom. The second bathroom is fitted with a shower and toilet. A spacious covered patio extends to a generous private garden, perfect for outdoor enjoyment.

There is one open and one covered parking space...

**Features**

<b>Pets Allowed</b>	Yes			
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>
Bedrooms	2	Carports / Parkings	2	Floor Size
Bathrooms	2	Security	Yes	93m <sup>2</sup>
Kitchens	1	Pool	No	
Recep. Rooms	2	Views	False	
Furnished	No			