

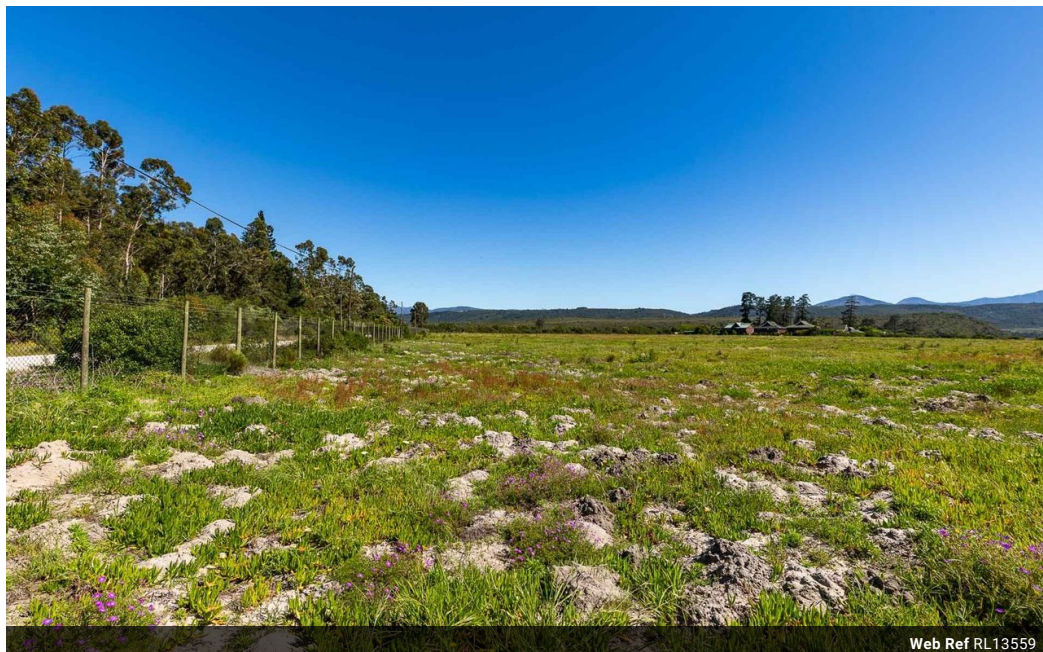


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 Vredenburg Road  
 Devonvallei  
 Stellenbosch  
 7600



Web Ref RL13559



**R11,270,000**

**Monthly Bond Repayment** R116,327.63  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R1,131,989.00    **Bond Costs** R94,285.00  
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R460

### Exceptional 8-Hectare Lakefront Property on Swartvlei Lake

Discover a truly magnificent opportunity with this remarkable 8-hectare vacant land, offering unparalleled north-facing lake frontage on the captivating Swartvlei Lake. This extraordinary piece of real estate is a rare gem that is sure to capture your heart. Located in close proximity to the serene slow town of Sedgfield, it presents a unique blend of natural beauty, tranquility, and endless possibilities.

#### Property Highlights:

- 1. Prime Lake Frontage:** This property's north-facing orientation ensures you'll wake up to breathtaking lake views and sun-drenched days. Enjoy direct access to the pristine waters of Swartvlei Lake, offering a range of recreational activities, from fishing and boating to simply basking in the serenity of the surroundings.
- 2. 8 Hectares of Potential:** With an expansive 8-hectare canvas at your...

### Features

