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Contact **Virtual Office**

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



Web Ref RL15218



R4,200,000

 3  2.5  2

Monthly Bond Repayment R43,351.91
Calculated over 20 years at 11% with no deposit.

Transfer Costs R305,674.00 **Bond Costs** R53,495.00
These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Levy R2,821 **Monthly Rates** R1,300

Brand New Home in Boutique Estate! No Transfer Duty!

One of only two units still available, nearing completion in a small, family-friendly estate. Designer kitchen with modern finishes and a fitted stove with gas hob. The open-plan living/dining area, with air conditioning, flows onto an undercover patio with a built-in braai and small garden. There is also a guest bathroom downstairs. The double garage has a level driveway, electric doors, and houses an energy backup system with solar panels, inverter, and batteries. Upstairs, the main bedroom is spacious with a full en-suite bathroom, air conditioning, and sliding doors onto a balcony with views of Simonsberg. Another full bathroom serves the remaining two bedrooms. All the rooms have built-in cupboards and ceiling fans.

The estate is pet-friendly and has secure green spaces for children to play, as well as a tranquil pond....

Features

Pets Allowed	Yes			
Interior		Exterior		Sizes
Bedrooms	3	Garages	2	Floor Size
Bathrooms	2.5	Carports / Parkings	2	Land Size
Kitchens	1	Security	Yes	
Recep. Rooms	2	Pool	No	
Furnished	No	Views	False	