



**Luzanne Marais**  
 0714075233  
 luzanne@meridianrealty.co.za

Contact **Virtual Office**

086 1732589

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



Web Ref RL15273



**R3,900,000**

 4  2  2

**Monthly Bond Repayment** R40,255.35  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R270,050.00 **Bond Costs** R51,610.00  
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R1,200

### Stunning 4 bedroom, 3 bathroom Home for Sale in Stilbaai Wes.

Welcome to this beautifully renovated home, perfectly designed for modern living and entertaining. As you step inside, you'll love the open-plan living area with indoor braai that seamlessly integrates the kitchen, dining and lounge. The perfect space to gather with family and friends. The sleek kitchen boasts ample counter space and a brand new S.M.E.G. stove. A separate scullery for added convenience, keeping utility tasks out of sight.

The stunning entertainment area features stack windows and a sliding door bringing the outside in, opening onto a spacious deck, perfect for alfresco dining. Of the four bedrooms, two have stylish en-suite bathrooms. The main bedroom, situated on the first floor, also has a separate kitchenette and amazing views all the way to the rivermouth from the private balcony. The two spare bedrooms...

### Features

<b>Pets Allowed</b>	Yes		
<b>Interior</b>		<b>Exterior</b>	<b>Sizes</b>
Bedrooms	4	Garages	2
Bathrooms	2	Carports / Parkings	3
Kitchens	1.5	Security	No
Recep. Rooms	2	Pool	No
Furnished	No	Views	True
			Floor Size 2m <sup>2</sup>
			Land Size 82m <sup>2</sup>