



Lance Dagnin
0790398863
lance.dagnin@harcourts.co.za

Contact Harcourts Dunn

021 8212237

134 Edward Road
Belville
CapeTown
7550



Web Ref RL34639



R3,999,000

4 4 2

Monthly Bond Repayment R41,277.21

Calculated over 20 years at 11% with no deposit.

Transfer Costs R280,940.00 **Bond Costs** R51,610.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Rates R1,547

MODERN 4 BEDROOM HOUSE WITH 3 BEDROOM FLATLET

Welcome to this exceptional 4-bedroom home with an added 3-bedroom flatlet, perfectly situated in the highly desirable Blommendal neighbourhood in Bellville. Offering a seamless blend of comfort, style, and practicality, this property is a must-see for those seeking the ideal family home with excellent investment potential. Here's a snapshot of the outstanding features:

Interior Highlights:

- Private lounge/TV room with ceiling speakers for an immersive entertainment experience.
- Elegant reception room for welcoming guests.
- Modern kitchen with a convenient scullery.
- Fully equipped office with en-suite bathroom, offering potential as a flatlet.
- Open-plan family and braai room, perfect for relaxation and entertaining.
- 4 generously sized bedrooms, all featuring built-in cupboards.
- 3 well-appointed bathrooms.
- Air...

Features

Pets Allowed Yes

Interior

Bedrooms	4
Bathrooms	4
Kitchens	1
Recep. Rooms	3
Studies	1
Furnished	No

Exterior

Garages	2
Carports / Parkings	6
Security	Yes
Pool	Yes
Views	False

Sizes

Floor Size	389m ²
Land Size	788m ²

