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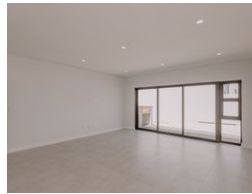
Contact Harcourts Dunn

021 8212237

134 Edward Road  
Belville  
CapeTown  
7550



Web Ref RL34891



### R4,350,000

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**Monthly Bond Repayment** R44,900.20  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R324,341.00 **Bond Costs** R55,380.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R250 **Monthly Rates** R1,800

### Newly-Built Ultra-Spacious Upmarket Family Home!

Discover this breathtaking abode in Upper Sandown, ideally located within minutes of abundant shopping amenities, top private schools, and the world-class beaches of Blouberg and Big Bay!

This stunning property has just been completed and is ready for its' new owners.

Accommodation Includes:

- 4 Sunny Bedrooms: Each equipped with built-in cupboards.
- 3 Ultra-Modern Bathrooms: Main en-suite & family bathroom (upstairs), and a convenient guest suite downstairs.
- State-of-the-Art Kitchen: Featuring sleek machined tops.
- Separate Scullery: Conveniently plumbed for three appliances.
- Fully-Tiled Open Plan Living and Dining Area: Perfect for family gatherings.

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	4
Bathrooms	3
Kitchens	1
Recep. Rooms	2
Studies	0.5
Furnished	No

#### Exterior

Garages	2
Carports / Parkings	2
Security	Yes
Pool	No
Views	False

#### Sizes

Floor Size	234m <sup>2</sup>
Land Size	250m <sup>2</sup>

