



**Corrie Bothma**  
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Contact Harcourts Dunn

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134 Edward Road  
Belville  
CapeTown  
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Web Ref RL39329



R10,500,000

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**Monthly Bond Repayment** R108,379.78  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R1,041,827.00 **Bond Costs** R89,535.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R2,350

Exceptional Home with 2 Cottages and a granny flat ideal for Dual Living or Guesthouse!

This exceptional family home, set on an expansive 1807m<sup>2</sup> plot, seamlessly blends comfort, functionality, and versatility. Offering a total of 9 bedrooms and 5 bathrooms, the property provides generous living spaces and a sparkling pool, making it ideal for dual living, a work-from-home setup, or its current use as a guesthouse.

The main house features 4 well-appointed bedrooms, 3 of which have en-suite bathrooms, along with a full family bathroom. Upon entering, you're welcomed by an inviting entrance hall that flows effortlessly into the spacious living and dining area. Sliding doors open to a charming courtyard and a covered patio with a built-in braai, overlooking a tranquil koi pond. Adjacent to this serene setting is another undercover patio that leads to the pool and beautifully landscaped garden, perfect for relaxation...

## Features

<b>Pets Allowed</b>	Yes			
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>
Bedrooms	9	Carports / Parkings	8	Floor Size
Bathrooms	7	Security	Yes	Land Size
Kitchens	4	Pool	Yes	701m <sup>2</sup>
Recep. Rooms	7	Views	True	1,807m <sup>2</sup>
Studies	1			
Furnished	No			

