



**Gene van der Berg**  
082 975 2869  
gene@everitt.co.za



**Paige Ward**  
082 901 7045  
paige@everitt.co.za

Contact Cape Town North

021 915 4800

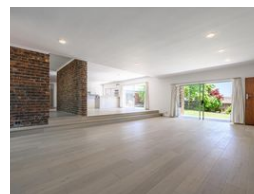
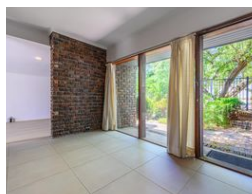
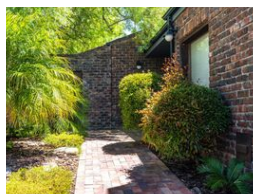
103 Suntyger Building  
313 Durban Road  
Tyger Valley  
7530

UNDER OFFER



SOLE MANDATE

Web Ref CNRS-7511



R5,495,000

4 2.5 2

**Monthly Bond Repayment** R56,718.75

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R462,257.00 **Bond Costs** R65,785.00

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

**Monthly Rates** R2,250

### STUNNING SINGLE LEVEL RENOVATED FAMILY HOME

SOLE MANDATE-A lovely, single level family home.

North facing, south entry. Well designed with optimal flow. Beautifully renovated, with quality finishes and attention to detail, this home has so very much to offer. All windows and doors are aluminum. Large entrance hall, spacious reception areas with solid wood flooring and a wood burning fireplace that interconnect with the open plan kitchen (separate laundry) and overlook and open up to a wraparound, covered patio that overlooks the private enclosed garden. A beautiful pin oak has place of pride on one side of the garden offering summer shade and there is more than enough area for children and pets to play. There is ample space for a swimming pool should it be required. 4 bedrooms. The main bedroom is en-suite and has beautiful new soft-close cupboards. The 3 additional...

### Features

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	4	Garages	2	Floor Size	360m <sup>2</sup>
Bathrooms	2.5	Carports / Parkings	4	Land Size	911m <sup>2</sup>
Recep. Rooms	4	Security	Yes		
Studies	1	Pool	No		
Furnished	No	Views	No		

