



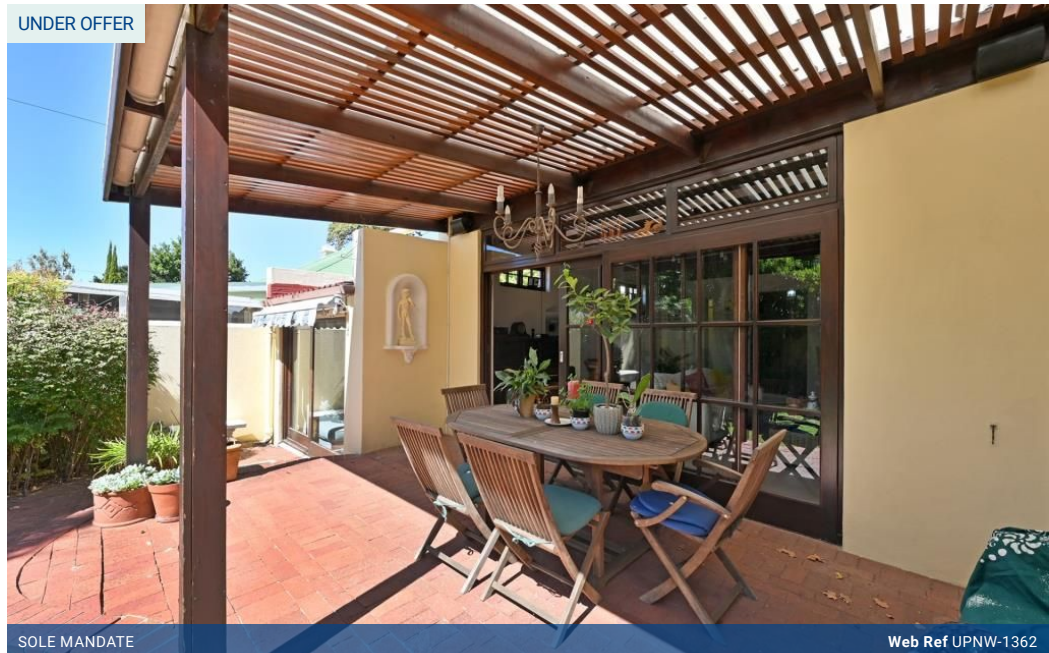
Dave Dominicus
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Contact Newlands (Upton Properties)

021 6830008

Werkhuis, 1st Floor Kildare Centre
Cnr Kildare Road & Main Street
Newlands,
Cape Town
7700

UNDER OFFER



SOLE MANDATE

Web Ref UPNW-1362



R6,250,000

3 2

Monthly Bond Repayment R64,511.77

Calculated over 20 years at 11% with no deposit.

Transfer Costs R551,266.00 **Bond Costs** R70,535.00

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

Monthly Rates R2,400

Great Family Home, and oh so convenient!

Perfectly located within the Newlands / Westerford precinct, this very neat 3-bedroom home has much to offer.

The convenience of being neighbours to SACS and Westerford, and with close proximity to several other schools in the area, is a huge drawcard for parents with kids at school and UCT.

This home is move-in ready and the property offers ample opportunity to expand over time. Easy access to all major roads, shops, restaurants, theatres, Newlands Forest, Kirstenbosch Gardens, the CBD, and Cape Town International airport have seen an increase in demand for properties such as this, so call today to arrange a private viewing.

Approved building plans available on request.

Features

Interior

Bedrooms	3
Bathrooms	2
Kitchens	1
Recep. Rooms	3
Furnished	No

Exterior

Carports / Parkings	5
Security	No
Pool	No
Views	False

Sizes

Floor Size	168m ²
Land Size	492m ²

Extras

Patio Built in Wardrobes Fence Alarm System Scenic View Fireplace Garden Intercom

