



Monique Moolman 071 254 5439 moniquemoolman@threepercent.com



Schalk van Wyk 083 320 8084

schalk@threepercent.com

Contact Pretoria East

083 3208084

1st Floor, 59 Regency Drive, Route 21 Corporate Park, Irene, 0174











R1,299,000





Monthly Bond Repayment R13,187.82 Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R37,587.00 **Bond Costs** R27,105.00 These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Levy R1,860.4 Monthly Rates R1,132.8

Modern, First floor, 3-bed, 2-bath apartment with balcony

A Cozy and Inviting First-Floor Retreat with Everything You Need

Welcome to this charming and well-appointed 3-bedroom, 2-bathroom apartment, perfectly nestled on the first floor of a sought-after lifestyle complex. From the moment you walk in, you're embraced by a warm and welcoming atmosphere that truly feels like

Open-Plan Living: The heart of the home is a beautifully designed open-plan layout that seamlessly blends the dining area, lounge, and kitchen, creating a spacious and inviting living space. The lounge opens onto a private balcony, perfect for morning coffee or relaxed evenings.

Fully Equipped Kitchen: The kitchen is both modern and practical, offering generous counter space and equipped with a dishwasher, washing machine, tumble dryer, and a space for a single-door fridge - everything you need for.

## **Features**

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	3	Carports / Parkings	2	Floor Size	99m²
Bathrooms	2	Security	Yes		
Kitchens	1	Pool	Yes		
Recep. Rooms	1	Views	False		
Furnished	No				

