



**Charmaine Winter**  
074 495 8888  
charmaine@threepercent.com

Contact Nelspruit

013 7526995

11 Murray Street  
Nelspruit  
1200

UNDER OFFER



Web Ref RL22099



**R1,570,000**

3 2 1

**Monthly Bond Repayment** R16,205.36  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R47,885.00 **Bond Costs** R28,990.00

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

### 3 BEDROOM 2 BATHROOM HOUSE FOR SALE IN WEST ACRES EXT 24

This picture-perfect house is situated in West Acres Ext 24, close to Illanga Mall and The High Court.

Offering 3 bedrooms, fitted with carports and ample cupboard space with an aircon in the main bedroom. Two bathrooms, one bathroom fitted with bath, basin, and shower with separate toilet. Second bathroom with bath, toilet, and basin.

Well-sized kitchen with lots of cupboard space, overlooking the open-plan lounge and dining area. The lounge and dining area lead to the patio and garden with a sliding door, perfect for entertainment.

Not to mention the sunroom to enjoy your early morning coffee in peace and quiet. The sunroom leads to the single garage and the garage leads to the laundry room, which can be easily converted into staff accommodation.

Call today to make this house your home.

### Features

Pets Allowed		Interior		Exterior		Sizes	
	Yes	Bedrooms	3	Garages	1	Land Size	580m <sup>2</sup>
		Bathrooms	2	Carports / Parkings	2		
		Kitchens	1	Security	No		
		Recep. Rooms	2	Pool	No		
		Furnished	No	Views	False		