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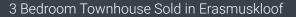
**Schalk van Wyk** 083 320 8084

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Contact Pretoria East

## 083 3208084

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







## R890,000



 Monthly Bond Repayment R9,186.48

 Calculated over 20 years at 11% with no deposit.

 Transfer Costs R28,244.00
 Bond Costs R21,450.00

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

 Monthly Levy R1,887.8
 Monthly Rates R351

## Charming 3-Bedroom Home in Sought-After Erasmuskloof

This cosy, move-in-ready home is perfect for both young families and those looking to downsize.

Step into an inviting open-plan kitchen and living area, ideal for modern living. The kitchen features light oak cabinets, an electric stove and oven, a basin, and space for one appliance.

The living room with laminate flooring opens up to a low-maintenance garden, perfect for relaxation or entertaining.

Two well-sized bedrooms share a bathroom complete with a bath/shower, basin, and toilet.

The third bedroom, currently used as a study, was once the garage but can easily be converted back into a garage if desired.

This home also includes a covered carport and ample guest parking.

Located in a prime area, close to major access routes, hospitals, schools, and various amenities, this property offers convenience and comfort.

Book...

## Features

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

Wolwespruit Bike & TrailBark ERASMUSRAND erskool Waterkloof Bo ers 66m<sup>2</sup>