



**Anelle van Staden**  
082 553 2767  
anelle@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

## 2 Bedroom Duet For Sale in Moreleta Park

NEW



SOLE MANDATE

Web Ref RL26224



**R1,780,000**

🛏 2 🚿 2 🚗 2

**Monthly Bond Repayment** R17,771.16

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R59,941.00 **Bond Costs** R30,875.00

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

**Monthly Levy** R669 **Monthly Rates** R860

Boomed-off area: 2 Bedroom, 2 Bathroom with Double Garage

SOLE MANDATE

Modern 2-Bedroom Home with Inverter Power, Double Garage & Carport in Secure Boomed-Off neighborhood.

Discover this immaculate 2-bedroom, 2-bathroom home that perfectly combines modern living, energy efficiency, and ultimate security. Freshly painted and featuring stylish vinyl flooring in the bedrooms, this property is move-in ready and designed for comfort.

The spacious open-plan living area easily accommodates a large lounge suite and six-seater dining table with fire place.

Sliding doors open to a covered patio with a built-in braai, overlooking a neat, low-maintenance garden – ideal for year-round entertaining.

The modern kitchen offers generous counter space, an electric oven and hob, and a separate scullery with space for a fridge, dishwasher, and washing machine. A walk-in pantry adds valuable...

### Features

Pets Allowed		Yes			
Interior				Sizes	
Bedrooms	2	Exterior		Floor Size	204m²
Bathrooms	2	Garages	2		
Kitchens	1	Carports / Parkings	2		
Recep. Rooms	2	Security	Yes		
Furnished	No	Pool	No		
		Views	True		

#### Extras

Boomed Area Built In Braai Built in Wardrobes Covered Patio Double Basin Courtyard Curtain Rails Garden Flat Guard House Oven & Hob En Suite Scullery Sliding Doors Storage Vinyl Floors Walk In Closet Washing Machine Connection Dishwasher Connection