



Michelle Boshoff
083 272 7122
michelle@propertyshop.co.za



Dub Boshoff
0825578632
shoppe@mweb.co.za

Contact Head Office

012 9989813

829 St Bernard Street
Garsfontein
Pretoria



R3,750,000

🛏️ 4 🚿 3.5 🏠 2

Monthly Bond Repayment R38,707.06
Calculated over 20 years at 11% with no deposit.

Transfer Costs R251,382.00 **Bond Costs** R49,725.00
These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Levy R2,280 **Monthly Rates** R2,642

Home for all seasons

Dual Exclusive Mandate

Contemporary home for all seasons

Embassy lease agreement in place until July 2025.

The spacious home offers open flowing reception areas, including a family room, dining room, and a designer kitchen. A separate Studio / study is ideal as an office from home. A spacious L shaped patio enjoys easy access from the reception areas as well as to the private, walled garden with a black swimming pool.

Kitchen has built in fridge freezer. Reverse osmosis water purifying system on attached to water supply of the prep bowl. Five plate gas stove. Extractor Fan. Enough cupboard space. Separate Laundry and scullery area. Granite counter tops

Additional features

- * Gas novent fire place centrally located in the living area.
- * Separate Linen room.
- * Storage area in the garage and under the stairs...

Features

Pets Allowed Yes

Interior	
Bedrooms	4
Bathrooms	3.5
Kitchens	1
Recep. Rooms	4
Studies	1

Exterior	
Garages	2
Carports / Parkings	4
Security	Yes
Dom. Accom.	0.5
Pool	Yes

Sizes	
Floor Size	418m ²
Land Size	700m ²

Extras

Built-in Kitchen Appliances Pets Allowed Private Garden Security Barbecue Area Pantry Air Conditioning Mezzanine Blinds Cooling Fans Built In Braai Centre Island Electric Garage