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SOLE MANDATE

Web Ref RLS940683



### R1,300,000

**Monthly Bond Repayment** R13,418.45  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R37,617.00    **Bond Costs** R27,105.00

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

**Monthly Levy** R1,137    **Monthly Rates** R230



### Pretty Duplex with Mountain Views

**EXCLUSIVE SOLE MANDATE** - This spacious duplex is situated in an extremely quiet area in Bridgewater. This is an end unit, and downstairs is the lounge, dining area and open plan kitchen with a breakfast counter. There is also a WC downstairs for guests. The enclosed courtyard leading off the kitchen is secure and private. Upstairs are the generously sized bedrooms with lovely high ceilings and ample built in cupboards. The bedrooms share a modern bathroom with a bath and overhead shower. The property comes with one garage and one parking bay directly in front of the garage.

The property is currently rented on a month to month basis, with excellent tenants in place. This makes it suitable as an investment property, or as a home for prospective buyers. The complex Bona Court is extremely well run and the complex is...

### Features

Interior		Exterior		Sizes	
Bedrooms	2	Garages	1	Floor Size	102m <sup>2</sup>
Bathrooms	1	Carports / Parkings	1		
Kitchens	1	Security	Yes		
Recep. Rooms	1	Pool	No		
Furnished	No	Views	False		

### Extras

Breakfast Nook Guest Toilet Built in Wardrobes

