



### Adell Ferreira

Non-Principal Property Practitioner  
Registered with PPRA  
(FFC 114 377 0)  
083 964 1155  
adell.f@harcourts.co.za



### Yolande Naude

Non-Principal Property Practitioner  
Registered with PPRA

(FFC 117 115 5)

079 920 5390

yolande.naude@harcourts.co.za

Contact Harcourts Winelands

021 882 8136

281 Main Road  
Paarl  
7600



SOLE MANDATE

Web Ref RL37824



## R7,000,000

3 3 2

**Monthly Bond Repayment** R72,253.19

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R633,766.00 **Bond Costs** R70,535.00

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

**Monthly Levy** R2,000

Design your own home with this plot & plan package

Optonhorst Estate offers a fresh approach to an amenity-rich lifestyle with over 90 upmarket residential erven where contemporary country living meets modern design. This plot & plan package has been designed to assist with navigating the build process and to help with bank finance. There is still the opportunity to make changes to the design to suite your family's lifestyle and requirements. The house is a single story with 3 bedrooms, 3 bathrooms, a scullery, and a patio with a built-in braai. Further features include a double automated garage and 2 additional secure parking.

Modern Barn-inspired Architecture allows a creative platform to design and realize your own vision for the home of your dreams. The Design Panel will ensure a well-designed and manicured estate, whilst encouraging a certain freedom in design. Call us...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms 3  
Bathrooms 3  
Kitchens 1  
Recep. Rooms 2  
Furnished No

#### Exterior

Garages 2  
Carports / Parkings 2  
Security Yes  
Pool No  
Views True

#### Sizes

Floor Size 280m<sup>2</sup>  
Land Size 577m<sup>2</sup>

