



Maureen Nel

Non-Principal Property
Practitioner
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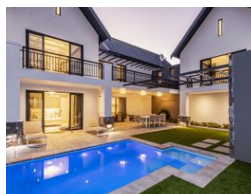
281 Main Road
Paarl
7600

NEW



SOLE MANDATE

Web Ref WWS34859



R18,950,000



5



5



3

Monthly Bond Repayment R192,385.89

Calculated over 20 years at 10.75% with no deposit.

Transfer Costs R2,130,409.00

Bond Costs R127,535.00

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

Monthly Rates R4,532

Modern Villa with mountain and lake views

A unique Family Home situated by a lake with views towards Franschhoek and the Du Toitskloof mountains. Stretching over two floors, it flaunts abundant space, modern yet comfortable interior, and stunning finishes.

Carefully thought out, the design allows for dynamic family living with the ground floor featuring 4 large, carpeted bedrooms, all en-suite, a TV room with a kitchenette, and a game room.

A glass balustraded staircase leads the way to the first floor which boasts open-plan living, including a study area, 2 lounges, wood burning fire, an impressive wine cellar, a built-in braai next to the trendy kitchen, and a separate dining room. The dreamy en-suite master bedroom is also located on the first floor with access to the patio and serene views.

Additional features include a swimming pool, outside braai, an...

Features

Pets Allowed Yes

Interior

Bedrooms	5
Bathrooms	5
Kitchens	1
Recep. Rooms	4
Furnished	No

Exterior

Garages	3
Security	Yes
Pool	Yes
Views	True

Sizes

Floor Size	582m ²
Land Size	1,002m ²

Extras

Laundry Built In Braai Patio House Style: Contemporary House Style: Lifestyle Views: Lagoon Views: Mountain Living Area: Open Plan Kitchen: Designer Kitchen: Modern Kitchen: Open Plan Kitchen: Breakfast Bar Kitchen: Double Sink Kitchen: Gas Bottled Kitchen: Scullery Main Bedroom: Double Main Bedroom: Built-in-robe Main Bedroom: Walk-in-robe Ensuite: Bath Ensuite: Separate Shower Bedroom 2: Double Bedroom 2: Built-in / Wardrobe Bedroom 2: Additional Info Bedroom 3: Double Bedroom 3: Built-in / Wardrobe Bedroom 3: Additional Info Bedroom 4: Double Bedroom 4: Built-in / Wardrobe Bedroom 4: Additional Info Main Bathroom: Bath Main Bathroom: Separate Shower Additional Rooms: Office / Study Additional Rooms: Games / Play Room Heating / Cooling: Split Cycle A/c Heating / Cooling: Woodfire Outdoor Living Braai Area: Lighting Outdoor Living: Entertainment Area Outdoor Living Entertainment Area: Covered Outdoor Living: Garden Pool: Inground Garaging / Carparking: Double Lock-up

