



**Maureen Nel**

Non-Principal Property  
Practitioner  
Registered with PPRA  
(FFC 080 586 7)

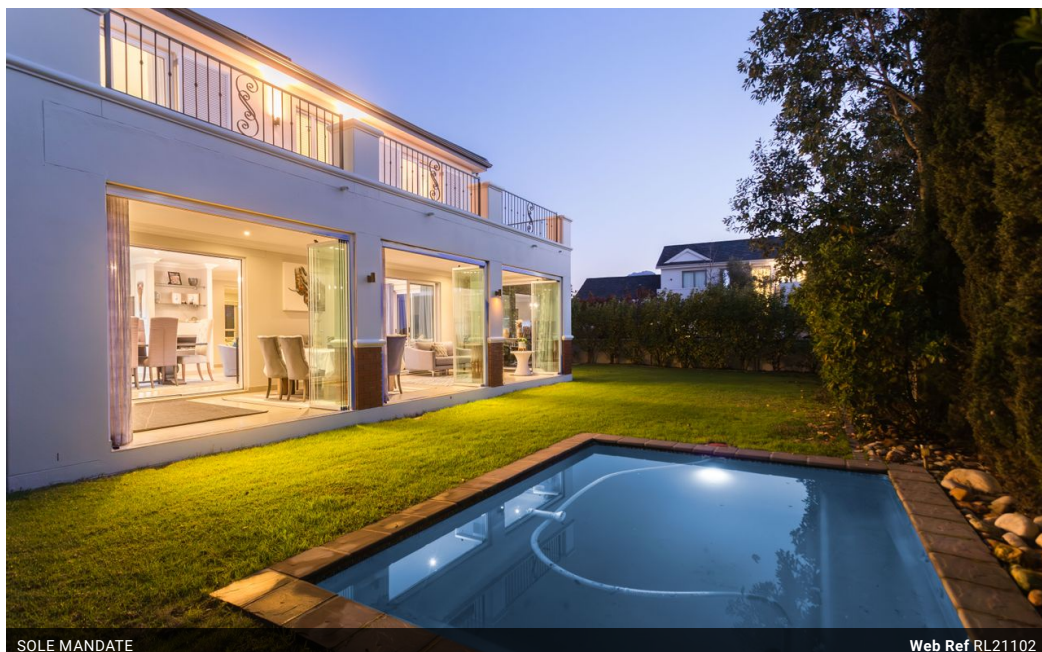
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Contact Harcourts Winelands

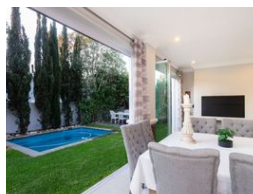
021 8828136

281 Main Road  
Paarl  
7600



SOLE MANDATE

Web Ref RL21102



### R14,250,000

**Monthly Bond Repayment** R144,670.13

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R1,494,977.00 **Bond Costs** R108,535.00

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

4 4 2

## 4 Bedroom House For Sale in Val de Vie Estate

EXCLUSIVE SOLE MANDATE!

Nestled near the tranquil Lakes, this north-facing home invites you into refined luxury. Inside, discover four bedrooms, three en-suite with the guest bedroom and separate bathroom on the ground floor. The heart of the home unfolds with an expansive open-plan kitchen and living area, ideal for both relaxation and entertaining.

Venture through the expansive glass doors of the spacious living room and find yourself immersed in an elegant outdoor sanctuary. Here, a landscaped garden surrounds a shimmering swimming pool, creating a serene retreat right at your doorstep.

For those who relish outdoor gatherings, a patio awaits, complete with a built-in braai and sheltering frame-less stacking doors, ensuring year-round enjoyment even during the Cape's cooler months.

This home doesn't just stop at luxury...

## Features

### Interior

Bedrooms	4
Bathrooms	4
Kitchens	1
Recep. Rooms	3
Furnished	No

### Exterior

Garages	2
Carports / Parkings	2
Security	Yes
Pool	Yes
Views	True

### Sizes

Floor Size	330m <sup>2</sup>
Land Size	805m <sup>2</sup>

