



**Bernadette Dobie**  
Non-Principal Property Practitioner  
Registered with PPRA (FFC 065 935 8)  
082 885 5920  
bernadette.dobie@harcourts.co.za



**Jackie Sollberger**  
Non-Principal Property Practitioner  
Registered with PPRA (FFC 118 769 6)  
083 227 1879  
jackie.s@harcourts.co.za

Contact Harcourts Winelands

021 882 8136

281 Main Road  
Paarl  
7600

UNDER OFFER



SOLE MANDATE

Web Ref RL24016



R2,995,000

**Monthly Bond Repayment** R30,914.04  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R159,661.00    **Bond Costs** R42,185.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R1,200

3    2    2

### Luxurious Living in a Premier Security Estate

Exclusive Sole Mandate: Embrace a life of ease and tranquility in this sought-after security estate and build your dream home amidst the stunning landscapes of the Boland.

This Plot and Plan is ideally situated opposite a children's play park and plenty of visitors parking.

The double-story lay-out maximizes erf space, but can be adjusted according to your specific needs.

The stylish home features a spacious, open-plan living and dining area with a built-in braai, ideal for creating cherished memories with loved ones.

The modern kitchen, with its clean lines and high-quality finishes, combines style and functionality. The layout includes direct access from the double garage into the house, with additional parking space in front of the garage.

The home offers three bedrooms, including a master bedroom with a luxurious en...

### Features

**Pets Allowed** Yes

#### Interior

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

#### Exterior

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

#### Sizes

Floor Size 178m<sup>2</sup>  
Land Size 265m<sup>2</sup>

