



**Jackie Sollberger**

Non-Principal Property  
Practitioner  
Registered with PPRA  
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**Bernadette Dobie**

Non-Principal Property  
Practitioner  
Registered with PPRA

(FFC 065 935 8)

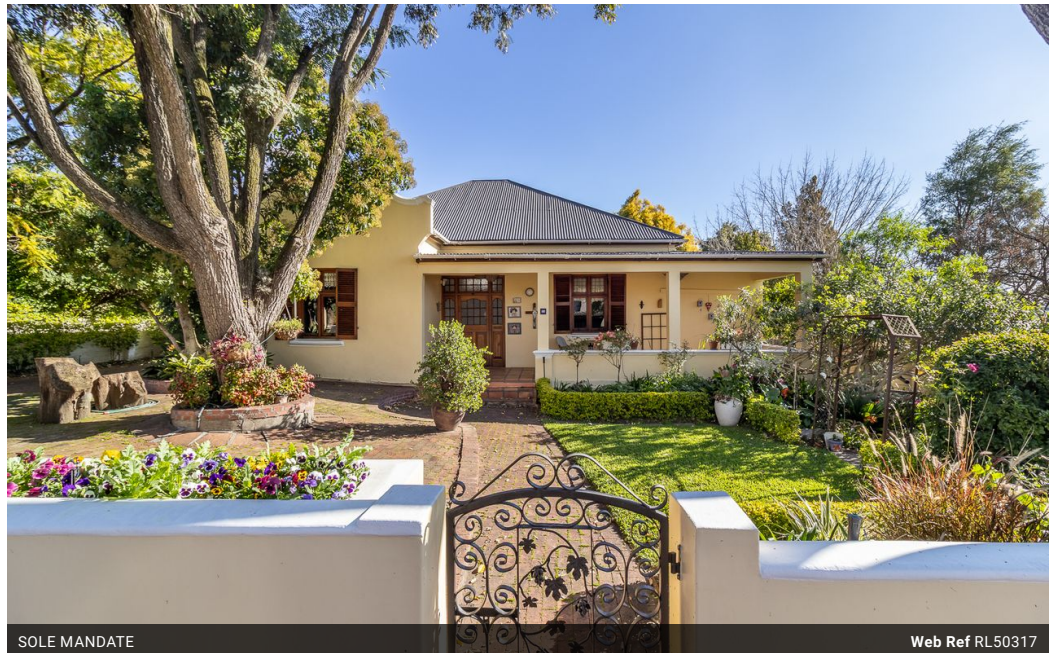
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Contact Harcourts Winelands

021 8828136

281 Main Road  
Paarl  
7600



SOLE MANDATE

Web Ref RL50317



R4,850,000

4 3 2

**Monthly Bond Repayment** R48,421.42

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R386,016.00 **Bond Costs** R61,035.00

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

**Monthly Rates** R2,910

### Timeless Charm Meets Guest House Potential in a Tree Lined Neighbourhood

**EXCLUSIVE SOLE MANDATE:** Nestled in a tranquil, tree lined neighbourhood known for its charm and community spirit, this enchanting old world residence built in 1966 offers not just timeless elegance but also modern conveniences—ideally situated close to well regarded schools and with easy access to main roads for effortless commuting. Every corner of this home exudes character and warmth, offering a unique opportunity to create a remarkable guest retreat set within a lush, established garden.

• Elegant & Spacious Bedrooms

Four expansive, light filled bedrooms brim with historical charm—each one offering generous proportions that evoke a sense of grandeur and comfort. Each bedroom is fitted with its own air conditioner, ensuring superior comfort year round.

• Main Bedroom Suite & Private Lounge

The main bedroom includes its own...

### Features

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	4	Garages	2	Land Size	929m²
Bathrooms	3	Carports / Parkings	6		
Kitchens	1	Security	Yes		
Recep. Rooms	3	Pool	Yes		
Studies	1	Views	True		
Furnished	No				