



Johan de Bruyn
082 881 2011
johan@louwcoetsee.co.za



Sandra Du Toit
Non-Principal Property
Practitioner
Registered with PPRA
(FFC 014 910 0)
0834498268
sandradd@louwcoetsee.co.za



Coenrad Willemse
Non-Principal Property
Practitioner
Registered with PPRA

(FFC 113 600 5)
0843856453
coenradw@louwcoetsee.co.za

**Contact Louw & Coetzee
Properties**

021 0003488

35 Main Road, Durbanville

5 Bedroom House For Sale in Welgedacht

FEATURED



Web Ref RL10992



R25,000,000

5 5.5 3

Monthly Bond Repayment R253,807.24

Calculated over 20 years at 10.75% with no deposit.

Transfer Costs R2,922,371.00 **Bond Costs** R132,285.00

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

Monthly Levy R2,560 **Monthly Rates** R5,500

Lavish, well-designed & fully equipped home in sought-after estate

Situated in the exquisite Welgedacht Estate, this lavish family home has been tailored to captivate - no expense was spared and every detail was carefully considered in the design of this singular residence. From the double-volume entrance hall to the top floor with its exquisite views, every nook and cranny is picture-perfect.

The lower level is an entertainer's dream. Here, you find an amazingly spacious kitchen with top-tier finishes and amenities, including a separate laundry and breakfast seating for eight. The convivial entertainment area flows from a formal living room, through a spacious dining area with a built-in bar and snooker room, to the outside patio through stackable doors. There is also a separate cinema room with a projector TV, surround sound, and air-conditioning.

Outside, the patio with its built-in...

Features

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	5	Garages	3	Floor Size	710m ²
Bathrooms	5.5	Security	Yes	Land Size	1,192m ²
Kitchens	1	Pool	Yes		
Recep. Rooms	5	Views	True		
Studies	1				
Furnished	No				

Extras

Cinema Room, Snooker Room, Outside Toilet, 6 x Extra Parking, Fibre Optic Cabling, Projector TV Screen & Surround Sound, Central Vacuum system, Inverter

