



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



Coenrad Willemse
Non-Principal Property
Practitioner
Registered with PPRA

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



Johann Rosenbrock
Non-Principal Property
Practitioner
Registered with PPRA
(FFC 117 575 1)
072 222 9562

johannr@louwcoetzee.co.za

**Contact Louw & Coetzee
Properties**

021 0003488

35 Main Road, Durbanville

2,097m² Vacant Land For Sale in Clara Anna Fontein

UNDER OFFER



SOLE MANDATE

Web Ref RL12545



R8,995,000

Monthly Bond Repayment R91,319.84

Calculated over 20 years at 10.75% with no deposit.

Transfer Costs R864,664.00 **Bond Costs** R80,035.00

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

Monthly Levy R3,400

A RARE FIND IN AN EXCLUSIVE ESTATE!

The purchase price includes VAT, allowing you to save over R 750 000 on transfer duties!

Discover this rare vacant plot nestled within an exclusive security estate, offering breathtaking views over the dam. This prime location allows for the perfect balance of privacy and community, while providing a serene backdrop for your dream home. Enjoy the peace of mind that comes with 24/7 security and meticulously maintained surroundings. With ample space to design and build a custom residence, this plot presents endless possibilities.

Don't miss the opportunity to create your ideal sanctuary in this prestigious setting

Clara Anna Fontein Lifestyle Estate ensures residents' safety with round-the-clock manned security and access control, complemented by infra-red CCTV cameras, electrified anti-dig perimeter fencing, and regular foot...

Features