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Contact Louw & Coetzee Properties

021 0003488

35 Main Road, Durbanville

## 2 Bedroom Townhouse For Sale in Goedemoed



SOLE MANDATE

Web Ref RL12544



**R1,800,000**

2 1

**Monthly Bond Repayment** R18,274.12

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R61,039.00 **Bond Costs** R30,875.00

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

**Monthly Rates** R600

### Charming 2-Bedroom Home with Gardens & Built-In Braai – Ideal for First-Time Buyers or Downsizers!

**Sole Mandate:** Discover this delightful 2-bedroom, 1-bathroom home that combines comfort, functionality, and easy living. Designed with low maintenance in mind, this property is ideal for first-time buyers, savvy investors, or those in need of a convenient lock-up-and-go lifestyle.

The home features aluminum windows throughout and boasts both front and back gardens – perfect for pet lovers or anyone who enjoys outdoor space without the burden of high maintenance. A sunny, open-plan lounge with a built-in braai sets the scene for effortless year-round entertaining.

With an exclusive use area of 130 sqm, you'll enjoy additional outdoor space that adds value and versatility to this neat and compact home.

Affordable, full of potential, and well-located – this gem won't stay on the market for long.

Contact us today to arrange...

### Features

**Pets Allowed** Yes

#### Interior

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

#### Exterior

Carports / Parkings	1
Security	Yes
Pool	No
Views	False

#### Sizes

Floor Size	71m²
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#### Extras

Built In Braai Extra Parking Carport Open Plan Blinds TV Port Aluminium Window Prepaid Electricity Fibre Outside Lights Alarm System Electric Gate Security Gate