



Jan Potgieter
Non-Principal Property Practitioner
Registered with PPRA
(FFC 099 676 9)
072 723 3250
janp@louwcoetzee.co.za

Contact Louw & Coetzee Properties

021 0003488

35 Main Road, Durbanville

4 Bedroom House For Sale in Sonstraal Heights

UNDER OFFER



Web Ref RL12568



R6,750,000

4 3 2

Monthly Bond Repayment R68,527.95

Calculated over 20 years at 10.75% with no deposit.

Transfer Costs R606,266.00 **Bond Costs** R70,535.00

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

Your Dream Home Awaits

This exceptional family home offers an unbeatable combination of luxury, comfort, and location. Nestled in a prime spot, it boasts stunning panoramic views that will take your breath away.

- Spacious, open-plan living areas create a seamless flow of space, perfect for both relaxing and entertaining.
- Modern kitchen with sleek Caesarstone countertops, complemented by a separate scullery for added convenience.
- Four generously sized bedrooms with built-in cupboards, ensuring ample storage and privacy for the whole family.
- Dedicated study, ideal for work or personal projects.
- Electric blinds throughout for ultimate convenience and style.
- Effortless transition from living spaces to a private outdoor entertainment area, complete with a sparkling pool.
- Staff quarters for added functionality.
- Direct access to a

Features

Pets Allowed Yes

Interior

Bedrooms	4
Bathrooms	3
Kitchens	1
Recep. Rooms	3
Studies	1
Furnished	No

Exterior

Garages	2
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	False

Sizes

Floor Size	380m ²
Land Size	851m ²

Extras

Fibre Paveway Prepaid Electricity Air Conditioner Fireplace Linen Cupboard Tiled Floors Vinyl Floors Aluminium Window Wood Window Staff Quarters Domestic Rooms Study Centre Island Entrance Hall Lounge Dining Room TV Room Patio Storeroom Built In Braai