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35 Main Road, Durbanville

## 2 Bedroom Flat For Sale in Langeberg Ridge

NEW



Web Ref RL12678



**R1,495,000**

2 1

**Monthly Bond Repayment** R14,925.78

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R45,737.00 **Bond Costs** R28,990.00

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

**Monthly Levy** R1,219 **Monthly Rates** R544

### Quarter 5 | 1st-Floor Apartment with Beautiful Views

Positioned in the sought-after Quarter 5 development, this first-floor apartment offers a perfect balance of style, comfort, and convenience. With its elevated views and modern finishes, it's an ideal choice for both investors and buyers looking for a low-maintenance home in a prime location.

The airy, open-plan layout connects the kitchen, lounge, and dining area seamlessly, maximising both space and natural light. The living area flows onto a balcony where you can enjoy your morning coffee or unwind at the end of the day while taking in the view.

Two generously sized bedrooms are fitted with built-in cupboards and share a modern, well-appointed bathroom finished with clean lines and quality fittings.

Key Features Include:

Two shaded parking bays for secure, off-street parking

Elegant tiling throughout for a fresh,...

### Features

#### Interior

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

#### Exterior

|                     |       |
|---------------------|-------|
| Carports / Parkings | 2     |
| Security            | Yes   |
| Pool                | No    |
| Views               | False |

#### Sizes

|            |                  |
|------------|------------------|
| Floor Size | 70m <sup>2</sup> |
|------------|------------------|

#### Extras

Electric Fencing Covered Patio Covered Braai Blinds Open Plan TV Port Aluminium Window  
Prepaid Electricity Fibre Complex Communal First Floor