



Mari Marais

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Contact Louw & Coetzee **Properties** 

021 0003488

35 Main Road, Durbanville

## On Show



15:00 to 17:00



Saturday, 02 August 2025

**Directions** 













R6,727,800







Monthly Bond Repayment R68,302.57 Calculated over 20 years at 10.75% with no deposit.

Transfer Costs R603,824.00 Bond Costs R70,535.00

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

## Exclusive Plot Available - Design Your Perfect Home at Nooitgedacht Village

Situated adjacent to the village park, this 377 m² own-title plot is the largest remaining available in Nooitgedacht Village—an exclusive opportunity for discerning buyers. Offering a premium south-facing position, this site is perfectly suited for a bespoke 271 m² home tailored to your lifestyle.

The thoughtfully designed floor plan features 3 bedrooms, 2 bathrooms, 2 garages, and an expansive balcony overlooking the surrounding landscape. The open-plan living areas—comprising kitchen, dining, and lounge—flow effortlessly onto a covered braai patio, creating an ideal space for seamless indoor-outdoor entertaining. What truly...

## **Features**

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	3	Garages	2	Floor Size	200m²
Bathrooms	2	Security	Yes	Land Size	387m²
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	True		
Furnished	No				

## Extras

Built In Braai Double Garage Covered Patio Security Estate Winelands