

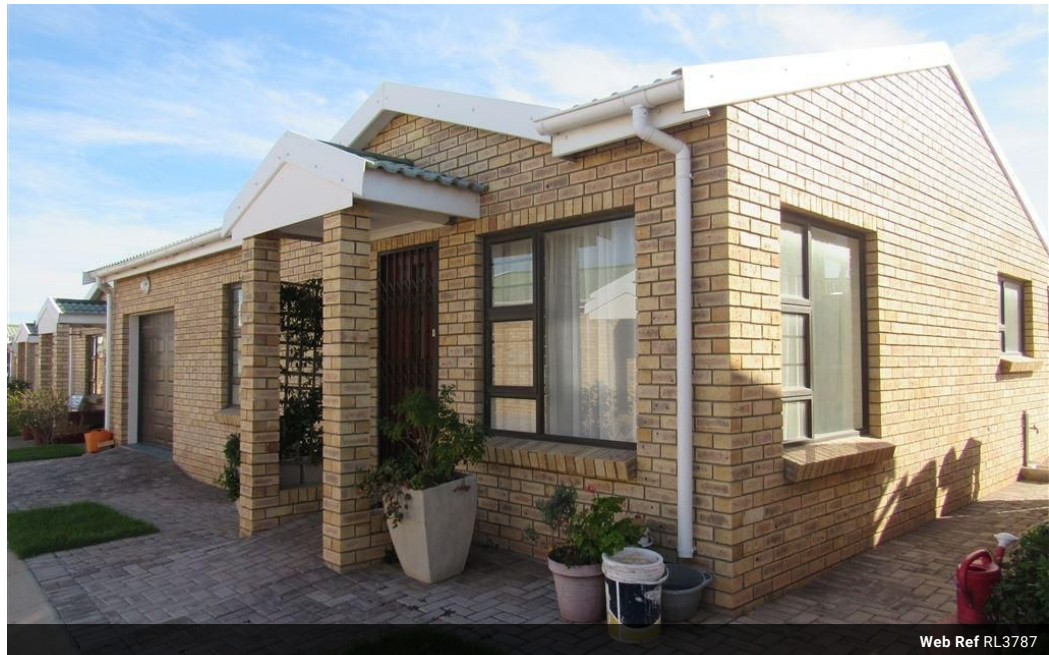


**Riana Roux**  
0717441702  
riana@tfre.co.za

Contact TFRE Gqeberha

041 3602455

236 Cape Road  
Mill Park  
Gqeberha



Web Ref RL3787



**R1,599,000**

🛏 2   🚿 1   🚗 1

**Monthly Bond Repayment** R16,233.51

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R48,755.00

**Bond Costs** R28,990.00

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

**Monthly Levy** R1,400

### Popular Retirement Village

This two-bedroom unit is situated in Garanzia Retirement Villas in Jeffreys Bay.

Consists of an open-plan lounge and kitchen area with 2 bedrooms, 1 bathroom (shower), and a single garage.

The monthly levy will be R1400.00 and include:

- 24-hour security and armed response
- Medical facilities
- All rates and taxes
- Garden services
- Maintenance on the outside of the unit
- Water usage
- Electricity at own expense, prepaid meters are however installed.
- Access to a vegetable garden
- Access to fruit tree

The prospective resident purchases life right to the property and could be sold under the following conditions:

- You don't purchase a transport deed but life rights
- If the property is sold within the 3 years of the purchase date you shall receive 85% of the original purchase price

### Features

#### Interior

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

#### Exterior

Garages	1
Carports / Parkings	1
Security	Yes
Pool	No
Views	False

#### Sizes

Floor Size	98m <sup>2</sup>
------------	------------------

