



**Graham White**  
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236 Cape Road  
Mill Park  
Gqeberha

NEW



Web Ref RL6111



**R1,599,000**

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**Monthly Bond Repayment** R16,504.69

Calculated over 20 years at 11% 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** R1,500

**Monthly Rates** R1,800

4 Bedroomed family Duplex home in Riverdale, Westbrook with extra large yard. [ NOT NEGOTIABLE]

This unique turn-key home is situated in a quiet area.

This property has been reduced drastically -

is NOT NEGOTIABLE at this PRICE -

It offers a spacious living room, open-planned into a large kitchen with plenty of built-in cupboards, and a breakfast counter with a built-in dining nook. The Kitchen tops are granite. There is a built-in oven and a 4-plate gas hob with an extractor fan.

There are four very spacious bedrooms, All with built-in cupboards. The main bedroom has an en-suite bathroom.

There is a 2nd bathroom that services the other three rooms.

The large double garage with enough depth to have a workshop or use as a laundry.

(Bonus) is the extra-large paving area in front of garages, that can house many cars. The garage door is on remote.

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	4
Bathrooms	2
Kitchens	1
Recep. Rooms	3
Studies	1
Furnished	No

### Exterior

Garages	2
Carports / Parkings	2
Security	Yes
Pool	Yes
Views	False

### Sizes

Floor Size	157m <sup>2</sup>
Land Size	404m <sup>2</sup>

### Extras

24 Hour Access Communal Built In Braai Breakfast Nook Fenced Pool Fibre

