



**Loline Merifield**  
0765795543  
Loline@remax-  
advantage.co.za



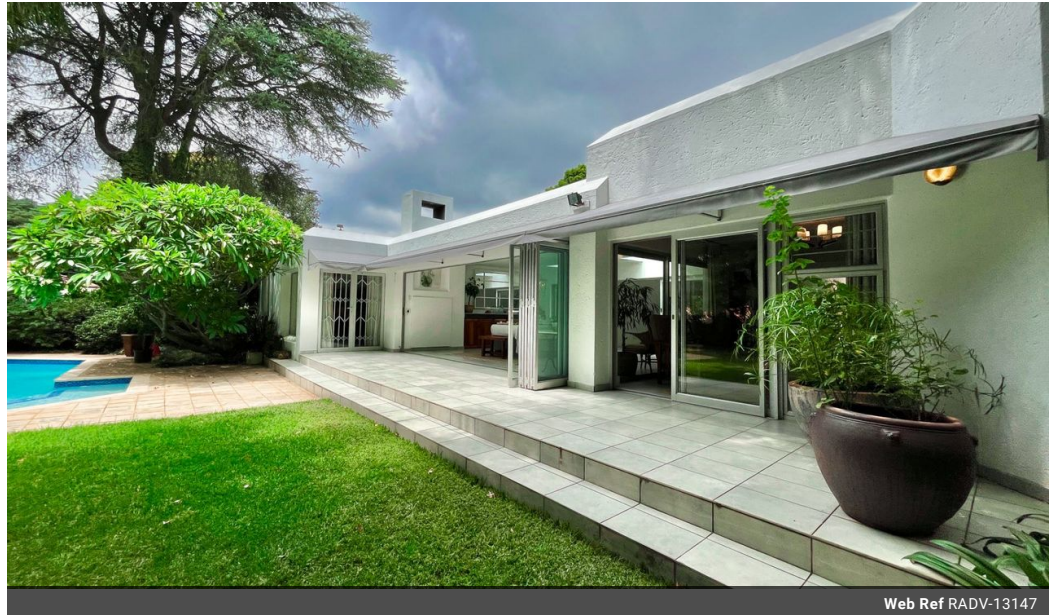
**Louis Greeff**  
0711070237

louis@remax-advantage.co.za

Contact RE/MAX-Advantage  
(Rosebank)

011 4476763

247 Jan Smuts Avenue, Dunkeld West 2196



Web Ref RADV-13147



**R7,500,000**

4 3 3

**Monthly Bond Repayment** R76,142.17

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R694,228.00 **Bond Costs** R75,285.00

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

**Monthly Rates** R4,371

## House For Sale in Bryanston, Sandton

Nestled in a tranquil enclave, this magnificent 4-bedroom, 3.5-bathroom house is an entertainer's dream, offering unparalleled luxury and comfort. From the moment you step inside, you'll be captivated by the grandeur of this residence.

The spacious double kitchen, adorned with beautiful finishes, is a chef's delight, perfect for hosting gatherings and creating culinary masterpieces. Step through the stack doors onto the expansive patio, where you'll find yourself immersed in the serenity of the lush garden and inviting pool, creating an idyllic setting for outdoor entertaining.

Upstairs, a family room overlooks the garden and pool, providing a serene retreat for relaxation and leisure.

Additional amenities include orchards, a hobby room, double staff quarters, and a triple garage, offering ample space...

## Features

Pets Allowed		Yes			
Interior				Exterior	
Bedrooms	4			Garages	3
Bathrooms	3			Dom. Accom.	1
Kitchens	1			Pool	Yes
Recep. Rooms	3			Views	No
Studies	1				
				Sizes	
				Land Size	4,006m <sup>2</sup>