



**Jeanine Fincher**  
0832666974  
jeanine@remax-  
advantage.co.za



**Kotie van Heerden**  
082 655 0703

Kotie@remax-advantage.co.za

Contact RE/MAX-Advantage  
(Rosebank)

011 4476763

247 Jan Smuts Avenue, Dunkeld West 2196

UNDER OFFER



Web Ref RADV-14151



R10,800,000

4 2 4

**Monthly Bond Repayment** R111,476.35

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R1,074,827.00 **Bond Costs** R89,535.00

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

**Monthly Rates** R3,266

### House For Sale in Hurlingham, Sandton

A Gentleman's estate on a bold 4000 square metres of rolling lawns and conveniently situated in a fully enclosed area. Perfectly positioned for peace and tranquility. An elegant family home offering spacious accommodation which includes a formal lounge, TV room, dining room, library. Kitchen with breakfast area and cloakroom and a fully fitted study.

Grand entrance hall with staircase leading to the upper level comprising the master bedroom en-suite, 3 further bedrooms, a family bathroom and a nursery or dressing room. Garden guest house or income producing cottage. Exceptional self-contained staff suite.

Conveniently located to Sandton CBD and excellent schools. This property has so much more to offer and would appeal to the discerning buyer and families with young...

### Features

Pets Allowed		Yes			
Interior				Exterior	
Bedrooms	4			Garages	4
Bathrooms	2			Pool	Yes
Recep. Rooms	2			Views	No
				Sizes	
				Land Size	4,136m <sup>2</sup>