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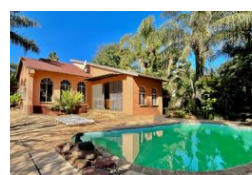
011 4476763

247 Jan Smuts Avenue, Dunkeld West 2196

UNDER OFFER



Web Ref RADV-14744



**R2,650,000**

4 2 2

**Monthly Bond Repayment** R26,903.57

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R129,887.00 **Bond Costs** R40,300.00

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

House For Sale in Sunninghill, Sandton

EXCEPTIONAL INVESTMENT OPPORTUNITY IN SUNNINGHILL!

Priced to impress at R2,650,000

(Market Value: R3,250,000), Be inspired by this perfect address property that exhibits a sprawling driveway lined with tropical feel palm trees, setting the tone for an unforgettable experience.

As you step inside, be enchanted by the expansive lounging area, seamlessly flowing into a dining room, and a sunken entertainment room that splashes out to blend effortlessly with the sparkling pool. The expansive 1478m<sup>2</sup> stand offers ample opportunities for outdoor living, with versatile garden areas perfect for entertaining or relaxation.

## Features

Pets Allowed		Yes			
Interior				Exterior	
Bedrooms	4			Garages	2
Bathrooms	2			Dom. Accom.	1
Kitchens	1			Pool	Yes
Recep. Rooms	3			Views	No
				Sizes	
				Floor Size	354m <sup>2</sup>
				Land Size	1,483m <sup>2</sup>