



**Sandra Hattingh**  
Non-Principal Property  
Practitioner  
Registered with PPRA  
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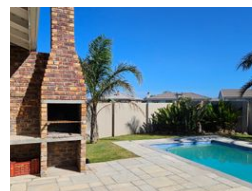
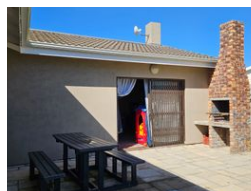
Contact Harcourts Oyster  
(Jeffreys Bay)

042 2932053

101A Da Gama Road  
Jeffreys Bay  
6330



Web Ref RL41874



### R2,150,000

3 2 2

**Monthly Bond Repayment** R21,465.17

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R87,088.00 **Bond Costs** R34,625.00

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

**Monthly Rates** R700

### Modern Family Home

This stylish and modern family home is nestled in the highly desirable Fountains Estate, offering a seamless blend of contemporary design, everyday comfort, and practical living.

A welcoming double driveway and automated double garage provide ample parking, with a separate walkway leading to the front entrance. Inside, the home boasts a spacious open-plan layout that effortlessly connects the lounge, enclosed braai area, and sleek, modern kitchen – complete with a separate scullery for added convenience. Direct access from the garage into the home enhances both ease and security.

The property features three generously proportioned bedrooms and two full bathrooms, including a private en-suite in the master bedroom. A dedicated study adds valuable flexibility, perfect for a home office or hobby space.

Designed with...

### Features

**Pets Allowed** Yes

#### Interior

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

#### Exterior

Garages	2
Carports / Parkings	2
Security	No
Pool	Yes
Views	False

#### Sizes

Floor Size	185m <sup>2</sup>
Land Size	674m <sup>2</sup>