



**Sandra Hattingh**

Non-Principal Property  
Practitioner  
Registered with PPRA  
(FFC 065 109 2)

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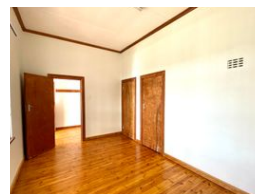
Contact Harcourts Oyster  
(Jeffreys Bay)

042 2932053

101A Da Gama Road  
Jeffreys Bay  
6330



Web Ref EOJ33384



**R2,650,000**

4 2 1

**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.

**Monthly Rates** R1,020

### Great Property In Ideal Location

A large property which is oozing potential, just two streets from the beach. An ideal property which serves as a dual purpose - either offices or for any other business, or a great family home with the holiday feel to it. This house is as neat as a pin and welcomes you to a sunny, enclosed porch. This home comprises 4 bedrooms, 2 living areas, open plan study as well as 2 bathrooms and a large kitchen, wooden flooring is throughout the home except for the bathrooms and study/patio area leading you to the braai & entertainment area outside through the sliding doors. There are water tanks connected, a large back yard with a single garage and a 1 bedroom flat for additional income (completely separate from the main house). Around the back of the house is a single garage and carport to complete this home.

Flatlet - One...

### Features

Interior		Exterior		Sizes	
Bedrooms	4	Garages	1	Floor Size	375m <sup>2</sup>
Bathrooms	2	Carports / Parkings	1	Land Size	1,092m <sup>2</sup>
Kitchens	1	Security	No		
Furnished	No	Pool	No		
		Views	False		

### Extras

Built In Braai Patio House Style: Other Locality: Close To Beach Locality: Close To Shops Living Area: Formal Dining Living Area: Formal Lounge Kitchen: Original Kitchen: Finish Kitchen Finish: Timber Main Bedroom: Double Bedroom 2: Single Bedroom 3: Single Bedroom 4: Double Additional Rooms: Office / Study Window Coverings: Blinds Outdoor Living: Entertainment Area Outdoor Living Entertainment Area: Uncovered Outdoor Living Entertainment Area: Paved Outdoor Living: Garden Land Contour: Flat

