



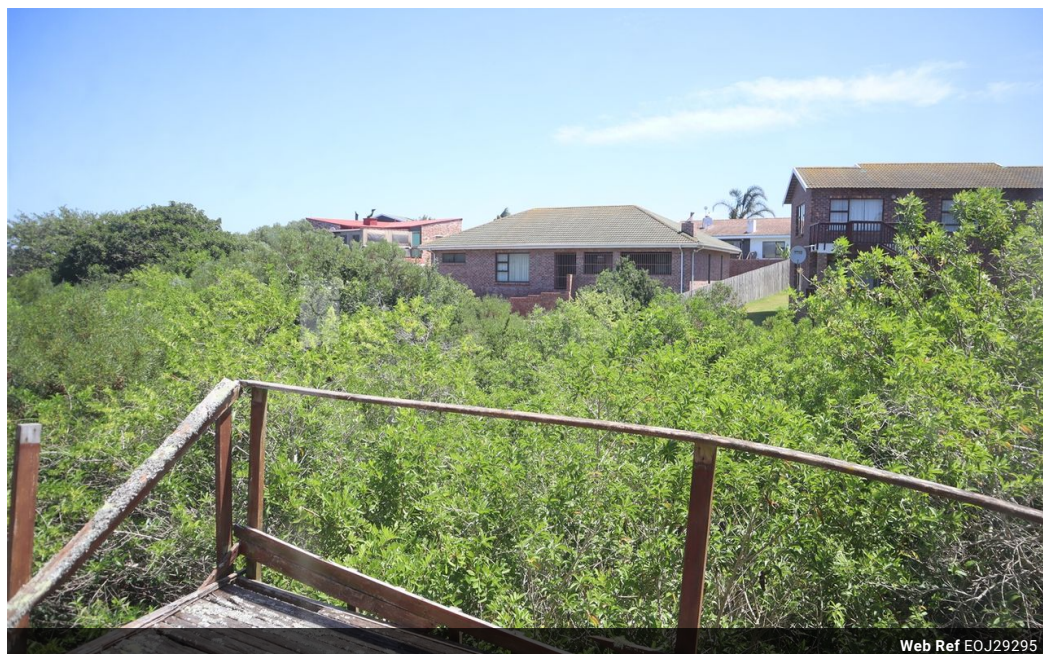
**Sandra Hattingh**  
Non-Principal Property  
Practitioner  
Registered with PPRA  
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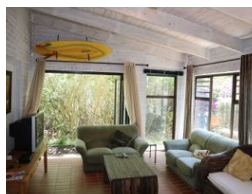
Contact Harcourts Oyster  
(Jeffreys Bay)

042 2932053

101A Da Gama Road  
Jeffreys Bay  
6330



Web Ref EOJ29295



### R1,995,000

4 2

**Monthly Bond Repayment** R19,917.68

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R75,008.00 **Bond Costs** R32,760.00

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

**Monthly Rates** R667

### Quietly Nestled in a Private Leafy Locale

Set within an established garden boasting a variety of trees and plants, this rusty and earthy home has the classic hallmarks of beautiful timber ceilings and large rooms, seldom seen in more modern houses. The surrounding landscaping is an intrinsic part of the overall design.

Built with family in mind - there are four generously sized bedrooms with two modernized bathrooms. Depending on your needs, the upper fourth bedroom can be used as a study.

The open plan living/dining area is open to the spacious undercover stoep. Here you will have space in abundance to comfortably accommodate all your family and friends. The welcoming kitchen is a dream come true for the serious cook and accentuates both style and practicality.

To the keen opportunistic investor, consolidate the three adjacent properties, one owner, totaling...

### Features

Pets Allowed		Yes			
Interior				Exterior	
Bedrooms	4			Security	No
Bathrooms	2			Pool	No
Kitchens	1			Views	True
Recep. Rooms	2				
Furnished	No				
				Sizes	
				Floor Size	300m <sup>2</sup>
				Land Size	700m <sup>2</sup>

### Extras

Built In Braai Patio Alarm System Views: Park Kitchen: Modern Kitchen: Open Plan Kitchen:  
Double Sink Main Bedroom: Double Ensuite: Bath Ensuite: Separate Shower Bedroom 2: Double  
Bedroom 3: Double Bedroom 4: Double Main Bathroom: Bath Land Contour: Flat Condition:  
Excellent Window/door Frames: Aluminium Water Supply: Town Supply Sewerage: Septic  
Locality: Close To Schools Locality: Close To Shops Locality: Close To Transport Living Area:  
Open Plan

