



**Sandra Hattingh**

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

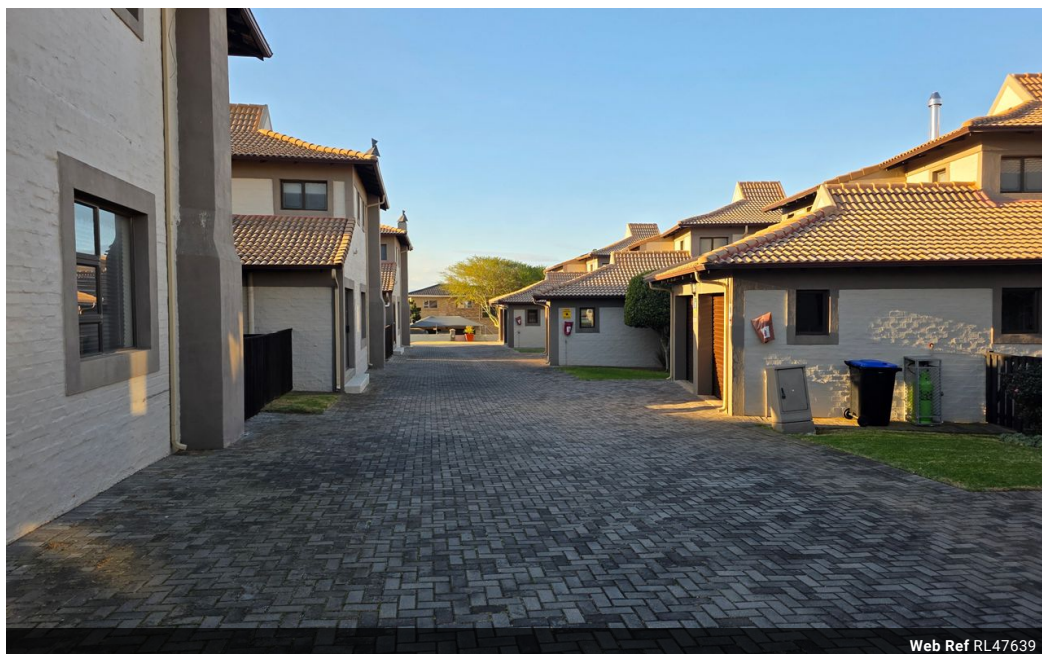
082 775 3155

sandra.hattingh@harcourts.co.za

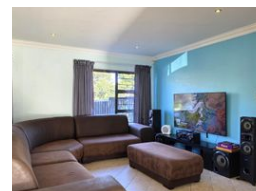
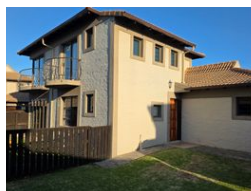
Contact Harcourts Oyster  
(Jeffreys Bay)

042 2932053

101A Da Gama Road  
Jeffreys Bay  
6330



Web Ref RL47639



R2,015,000



**Monthly Bond Repayment** R20,456.86

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R78,847.00 **Bond Costs** R34,625.00

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

**Monthly Rates** R970 **Sectional Title Levy** R1,800

### Excellent Investment Opportunity in Sought-After Complex

This well-maintained unit, located in a highly desirable and neat complex, represents an excellent investment opportunity. Upon entering, you are welcomed into a spacious open-plan living, dining, and kitchen area. Sliding doors from the lounge and dining space lead to an enclosed braai area, which opens onto the garden—perfect for relaxed indoor-outdoor living.

The kitchen is complemented by a separate scullery with a back door providing additional garden access. Direct entry from the home to the manual double garage adds convenience. Also on the ground floor is a generously sized bedroom with an en-suite bathroom and sliding doors that open directly to the garden, as well as a guest toilet for added practicality.

Upstairs, the master bedroom features its own en-suite bathroom and sliding doors that open onto a balcony with...

### Features

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	3	Garages	2	Floor Size	189m²
Bathrooms	3	Security	Yes		
Kitchens	1	Pool	No		
Recep. Rooms	3	Views	True		
Furnished	No				