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9 Nicolaas Cleeff Street
 De Zalze Wine Estate
 Stellenbosch
 7600



SOLE MANDATE

Web Ref RL8017



R2,990,000

3 3 5

Monthly Bond Repayment R30,862.43
 Calculated over 20 years at 11% with no deposit.

Transfer Costs R159,255.00 **Bond Costs** R42,185.00
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Rates R1,080

Your Peaceful 2-Hectare Escape in Hillrise AH

Whether you dream of unwinding in a relaxed environment, hosting your friends, or starting a small-scale farming venture, this property makes it all possible. This ready-to-move-in home is situated between Benoni and Bapsfontein in a well-kept area. - A family home for Comfort and Connection - House 285m and under roof 400m provides comfortable living.

Spacious Living Areas: Enjoy the effortless flow between the formal lounge, TV room, and dining area, centring around a well-equipped kitchen with a pantry, scullery/laundry, and breakfast nook space.

Three comfortable bedrooms and three bathrooms, built-in cupboards provide plenty of storage, with a main en-suite offering privacy.

Versatile Spaces: Two offices or study is perfect for remote work or hobbies - currently used as a study and the second area as a sewing room....

Features

Pets Allowed Yes

Interior
 Bedrooms 3
 Bathrooms 3
 Kitchens 1
 Recep. Rooms 4
 Studies 2
 Furnished No

Exterior
 Garages 5
 Carports / Parkings 2
 Security Yes
 Dom. Accom. 1
 Pool Yes
 Views False

Sizes
 Floor Size 285m²
 Land Size 20,263m²

Extras
 Small workshop Borehole

