



Natasha Brown
083 778 8302
natasha.brown@seeff.com

Contact Hillcrest & Kloof

031 765 5326

1st Floor, Seeff
Christians Village Shopping Centre (Pick 'n
Pay Centre)
44 - 46 Old Main Road
Hillcrest
Durban
3610

3 Bedroom House For Sale in Langford Country Estate

FEATURED

**SOLE MANDATE**

Web Ref RLS989445



R4,650,000

 3  2  2

Monthly Bond Repayment R46,424.66
Calculated over 20 years at 10.5% with no deposit.

Transfer Costs R361,848.00 **Bond Costs** R59,150.00
These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Levy R4,065 **Monthly Rates** R4,819

Modern living awaits in Langford

This beautiful single story modern home, perfectly positioned within the highly sought after Langford Estate, offers an idyllic blend of tranquility and convenience. Set on a delightful, level piece of land, this residence is just a short stroll from the estate's magnificent clubhouse, with its swimming pools, tennis court, and expansive field for children to play. Step inside and feel the embrace of the light filled, open plan living area, a space that is a testament to modern design. At the heart of it all is the large, modern white kitchen, a chef's delight featuring elegant grey granite countertops and a convenient separate scullery. This culinary hub is open to a spacious dining room and a sun filled living room, creating a seamless flow perfect for entertaining and family life. The living room's double doors open onto a...

Features

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	3	Garages	2	Floor Size	302m²
Bathrooms	2	Security	Yes	Land Size	1,397m²
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	True		
Furnished	No				

Extras

24 Hour Access 24 Hour Response Air Conditioner Garden Granite Tops Guard Guard House
Scully Septic Tank Built in Wardrobes Tennis Court Communal Braai Area Dishwasher
Connection Driveway Electric Garage Open Plan Oven & Hob Tiled Floors Totally Fenced
Tumble Dryer Under Counter Oven Veranda Washing Machine Connection Fibre Covered Patio
Paveway