

Natasha Brown

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Contact Hillcrest & Kloof

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



R4,250,000

 3
 3
 2

**Monthly Bond Repayment** R43,147.23  
Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R313,341.00    **Bond Costs** R55,380.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R3,368.2    **Monthly Rates** R3,562.1

### Exceptional single story home

Nestled within the sought-after Langford Country Estate, this single-story home offers a sense of exceptional privacy. The property features a beautiful, level garden, ideal for outdoor enjoyment. Inside, the home boasts a well-appointed white kitchen with granite countertops and a practical scullery area. The open-plan lounge and dining room provide a comfortable living space, enhanced by a large gas fireplace. This living area seamlessly extends to a spacious, light-filled verandah with seamless glass fold-back doors, complete with a built-in braai, creating an excellent space for entertaining. The home includes three generously sized bedrooms, each with direct access to the lovely garden. The main bedroom offers an en-suite bathroom and ample cupboard space. There is also a versatile fourth room that could serve as either a...

### Features

Pets Allowed		Yes			
Interior				Exterior	
Bedrooms	3			Garages	2
Bathrooms	3			Security	Yes
Kitchens	1			Pool	Yes
Recep. Rooms	2			Views	True
Studies	1				
Furnished	No				

#### Extras

24 Hour Access 24 Hour Response Air Conditioner Garden Granite Tops Guard Guard House Scullery Security Gate Built In Braai Built in Wardrobes Carpets Special Doors TV Port Tennis Court Communal Braai Area Curtain Rails Dishwasher Connection Driveway Electric Garage Laundry Open Plan Oven & Hob Tiled Floors Totally Fenced Totally Walled Tumble Dryer Veranda Washing Machine Connection Extractor Fan Eye Level Oven Fibre Fireplace Covered Patio Paveway Piped Gas Safe Satellite Dish

