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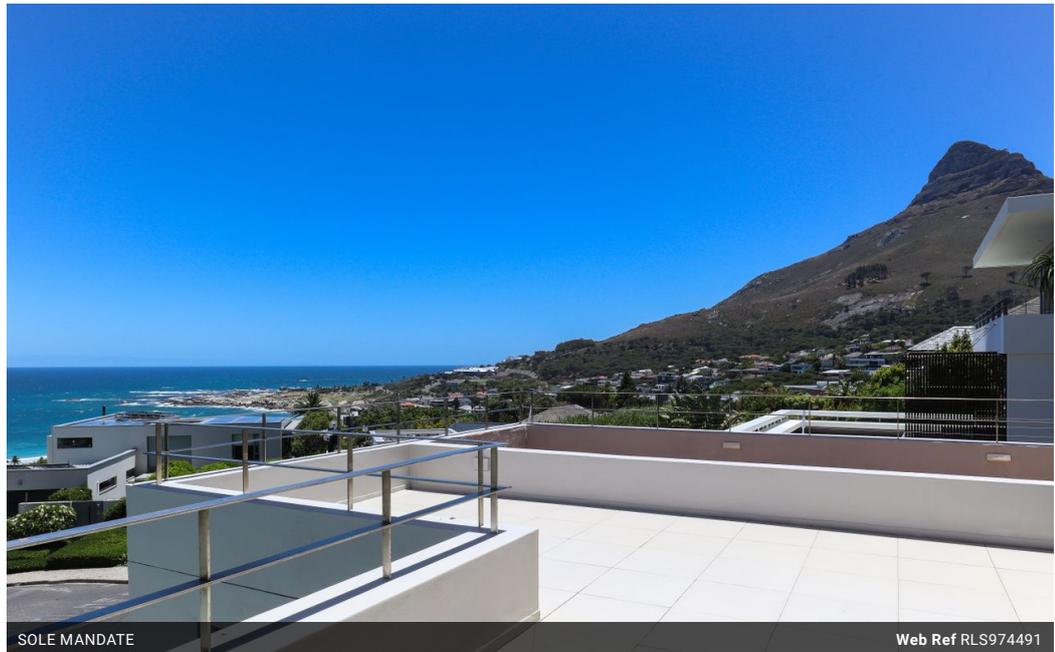


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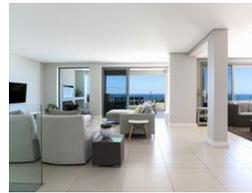
021 4381055

Shop No. 4 Central Parade  
Victoria Road  
Camps Bay



SOLE MANDATE

Web Ref RLS974491



### R32,500,000

**Monthly Bond Repayment** R329,949.41  
Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R3,897,371.00    **Bond Costs** R132,285.00

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

**Monthly Rates** R10,601.3

5    5.5    2

Sought After Walk-To-Beach Location! Spectacular 360 Degrees Sea And Mountain Views!

Exclusive Sole Mandate

This beautiful light, white & bright family home with clean contemporary architectural lines, has an inviting calm & relaxing ambience, offering ultra spacious open-plan living areas flowing seamlessly onto large entertainment terraces on all three levels. An added bonus is a lovely back garden, ideal for pets & small children.

Main living area comprises of open-plan lounge, dining, kitchen with separate adjoining scullery & laundry areas plus separate study & guest cloakroom.

Upstairs comprises of 4 bedrooms, 4 ensuite bathrooms & pyjama lounge.

Downstairs comprises of a large studio /guest suite with full bathroom interleading from the rest of the house, also with its own separate entrance leading onto the pool terrace.

This suite could also double-up as a family recreation room.

This is a...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms 5  
Bathrooms 5.5  
Kitchens 1  
Recep. Rooms 2  
Studies 1  
Furnished No

#### Exterior

Garages 2  
Carports / Parkings 2  
Security Yes  
Pool Yes  
Views True

#### Sizes

Land Size 868m<sup>2</sup>

#### Extras

Scullery Laundry Utility toilet & basin 3 Outdoor Entertainment Terraces Garden Jojo Tank Solar Geyser Electric Fencing Alarm System Pajama Lounge