## Seeff



Talya Codron 072 738 2698 talya.codron@seeff.com



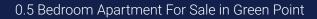
**Tamar Cheerin** 072 465 5803

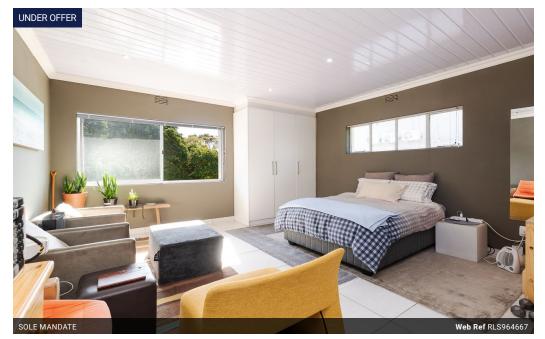
tamar.cheerin@seeff.com

Contact Sea Point

021 4349175 Medical Centre

Medical Centre 1 Kloof Rd Sea Point Cape Town 8005













## R1,950,000

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 Monthly Bond Repayment R20,127.67

 Calculated over 20 years at 11% with no deposit.

 Transfer Costs R72,206.00
 Bond Costs R32,760.00

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

 Monthly Levy R2,525.2
 Monthly Rates R921.4

Prime Investment

EXCLUSIVE SOLE MANDATE

SHORT TERM LET FRIENDLY

Short term lets and Air Bnb allowed, making this property an ideal investment opportunity!

This modern and renovated studio apartment is flooded with natural light from all angles, with views of beautiful greenery. Excellent layout, spacious living area, as well as great size kitchen with good storage space. Bathroom has a large shower.

Parking currently rented from the BC.

Well managed block, situated close to great amenities, such as the Promenade, Urban Park, Stadium, coffee shops and restaurants.

## Features

Pets Allowed	Yes
Interior	
Bedrooms	0.5
Bathrooms	1
Kitchens	1
Recep. Rooms	1
Furnished	No

**Exterior** Security Pool Views

No No False **Sizes** Floor Size

42m<sup>2</sup>

https://atlanticseaboard.seeff.com