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Ratcatchers Building  
W Quay Rd  
Victoria & Alfred Waterfront  
Cape Town  
8001

### FEATURED



Web Ref RLS982168



**R7,995,000**



1



1.5

**Monthly Bond Repayment** R81,167.55

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R748,678.00 **Bond Costs** R75,285.00

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

**Monthly Levy** R7,999

**Monthly Rates** R3,258

### HARBOUR/SEA FACING

**EXCLUSIVE MANDATE.** This north facing 1 bedroom apartment is well situated in the Silo offering sensational views across the harbour.

Features include:

- + Ensuite bedroom overlooking the harbour and sea
- + 2 basement undercover parking bays
- + 2 Storerooms in the basement parking
- + Additional storeroom roughly 2m2 inside the apartment
- + Separate guest cloak room
- + Solid wooden flooring, high ceiling, ducted air-conditioning, sliding floor to ceiling aluminium doors
- + Modern kitchen with a Smeg Oven, Gas stove, Bosch dishwasher/ W.M/T.D combo and Fridge
- + External sliding Shutters
- + 24 Hour security
- + Roof top pool and braai area
- + Prepaid electricity with additional metered gas and water charges
- + No loadshedding in the building as the Silo has a generator
- + Ideally positioned and within walking distance to the Zeitz Museum

### Features

#### Interior

Bedrooms	1
Bathrooms	1.5
Kitchens	1
Recep. Rooms	2
Furnished	No

#### Exterior

Carports / Parkings	2
Security	Yes
Pool	Yes
Views	True

#### Sizes

Floor Size	85m <sup>2</sup>
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