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SOLE MANDATE

Web Ref RLS984896



### R8,750,000

7 6 2

**Monthly Bond Repayment** R87,358.24

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R837,952.00 **Bond Costs** R80,035.00

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

**Monthly Rates** R1,200

### Coastal Gem for Sale in Keurboomstrand

SOLE MANDATE

Nestled on a prime corner stand, this Golden Oldie brick-and-wood home in Keurboomstrand offers timeless charm for its location. Just a short walk from the public beach, this property is perfect for families, holidaymakers, or savvy investors seeking a coastal retreat with income potential.

#### Key Features

##### Main House:

3 spacious bedrooms, 2 bathrooms  
Expansive open-plan lounge, dining, and kitchen area  
Cozy wooden stove heater for warmth and ambiance  
Doors leading to a large deck veranda with panoramic sea views

Garden filled with trees and ferns, creating a lush, tropical paradise

Three Separate garden flats for guests or rental opportunities and potential income with dedicated braai facilities

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	7
Bathrooms	6
Kitchens	1
Recep. Rooms	2
Furnished	No

#### Exterior

Garages	2
Security	No
Pool	No
Views	True

#### Sizes

Floor Size	320m <sup>2</sup>
Land Size	634m <sup>2</sup>

#### Extras

Above Road Mountain View Sea East South Aluminium Window Wood Window Breakfast Nook  
Eye Level Oven Granite Tops Laundry Stove Balcony Fireplace Open Plan Wooden Floors Flatlet  
Storeroom Workshop Shed Burglar Bars Electric Garage Partially Fenced Built In Braai Satellite  
Dish

