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Contact Plettenberg Bay

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Sun Centre CNR Main & Church Street Plettenberg Bay











R4,980,000







Monthly Bond Repayment R49,719.32

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R400,316.00 **Bond Costs** R61,035.00 These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Levy R2,795 Monthly Rates R1,250

## NOT A CENT TO BE SPENT

SOLE MANDATE

A solidly built home, well maintained and in excellent condition! Income generating design, its quite easy to rent out the ground floor and the lower ground floor as two completely separate entitys. Both levels have parking and their own private terrace.

As you walk through the door you are captured by the lovely light, feel and peaceful tranquility of your surrounds.

Relax on a large terrace with built in braai, overlooking greenbelt and a delightful dam, full of water birds and weavers. great for cooking up a storm when entertaining.!

The ground floor boasts one level living, including two spacious bedrooms en suite, an open plan living / dining/ kitchen area, with a scullary / laundry room. (separate sunny drying yard), warmed by a cosy wood burning fireplace.

The lower level, has its own entrance to a large...

## **Features**

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	3	Garages	2	Floor Size	310m²
Bathrooms	3	Security	No	Land Size	710m²
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	True		
Furnished	No				

Eco Estate Dam View Green Belt Tuscan Extractor Fan Granite Tops Laundry Scullery Balcony Fireplace Open Plan Flatlet Storeroom Underfloor Heating Electric Fencing Electric Garage Alarm System 24 Hour Access Built In Bar Built In Braai

