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Shop 1, Gordana Court,  
22/26 Salisbury Avenue,  
Westville



Web Ref DPR6197



**R3,250,000**

4 Bedrooms 3 Bathrooms 2 Carports

**Monthly Bond Repayment** R33,546.12  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R192,047.00 **Bond Costs** R45,955.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R2,000

### DOUBLE STORY FAMILY HOME IN DAWNCLIFFE

Double storey home offering spectacular views from this above road level home.

Recently refurbished with quality finishes and tasteful decor throughout.

4 spacious bedrooms, 3 refurbished bathrooms, 2 lounges and open plan dining room through to the ultra modern gourmet kitchen.

The home has a fifth bedroom or guest suite off the kitchen and the second lounge/games room, situated above the garages, could easily be converted into a granny flat or home office.

A stone's throw from Cygnet School and walking distance into central schools. High beams and well-maintained home allows you to move in and enjoy the many features of this proud home.

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	4
Bathrooms	3
Kitchens	1
Recep. Rooms	3
Studies	1
Furnished	No

#### Exterior

Garages	2
Carports / Parkings	4
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	True

#### Sizes

Land Size	2,174m <sup>2</sup>
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#### Extras

Above Road Air Conditioning Unit Alarm System Balcony Built in Wardrobes Courtyard Covered Patio Domestic Bathroom Out Buildings Electric Gate Flatlet

