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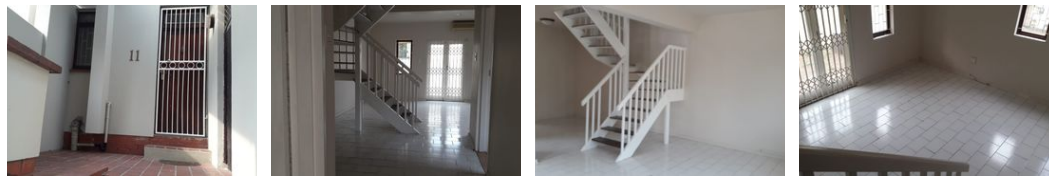
Contact **Musgrave**

**031 3165402**

279 Problem Mkhize Road,  
Essenwood,  
Durban,  
4001



Web Ref DPR963



**R1,290,000**

3 1.5

**Monthly Bond Repayment** R13,315.23  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R37,317.00 **Bond Costs** R27,105.00

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

**Monthly Levy** R800 **Monthly Rates** R1,172

3-bedroom duplex for sale in small Essenwood complex – lock up and go!

Dormehl Phalane Musgrave presents a duplex for sale in a small, five-unit complex in Essenwood – a fully tiled property with three spacious bedrooms, all with fitted cupboards.

This unit offers a family bathroom and a guest toilet downstairs. There are two private courtyards, one covered (for your laundry, off the kitchen) and the other, off the lounge area, boasting French doors that open to the paved space, which could be used as a braai area.

The unit, which has prepaid electricity, features an L-shaped lounge and a separate dining area. The kitchen, which is in need of renovation, is enclosed.

All the duplex's windows have burglar bars and awnings. The unit comes with one lock-up garage and an open-bay parking behind locked gates.

The unit comes with Intercom and electric gates. The block is managed by...

### Features

Interior		Exterior		Sizes	
Bedrooms	3	Security	Yes	Floor Size	107m <sup>2</sup>
Bathrooms	1.5	Pool	No		
Kitchens	1	Views	False		
Recep. Rooms	2				
Furnished	No				

