

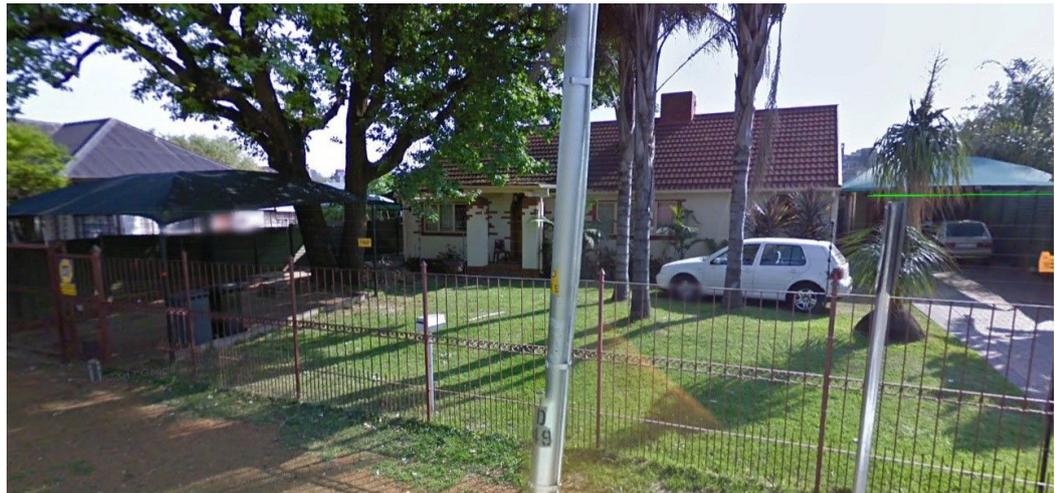


Wian Venter
Candidate Property Practitioner
Registered with PPRA (FFC 124 955 4)
082 054 2909
wianventer@dpg.co.za

Contact Pretoria Moot

012 3323677

1170 Moulton Ave
Waverley
Pretoria
0186



Web Ref DPR5986



R1,795,000

Monthly Bond Repayment R18,527.78
Calculated over 20 years at 11% with no deposit.

Transfer Costs R60,739.00 **Bond Costs** R30,875.00

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

2 1

Calling all investors for the latest opportunity, located in the secure area!

The main house has 6 rental spaces, 3.5 bathrooms, a fitted bathroom and shower, and two enormous bedrooms. There is also an outside toilet.

This property has a rental income potential of about R18 500 per month.

a large, freshly updated, open-concept kitchen with built-in cabinets, a stove, an oven, and a walk-in laundry area.

Each unit has prepaid power, allowing renters to keep an eye on their consumption and only pay for what they actually use.

For those sweltering summer days, there is a pool and for those chilly winter nights, a fireplace to warm the soul.

A big shopping center, garages, a Gautrain station, and other amenities are all within walking distance of the home, which is close to Hatfield and Arcadia.

As a result, commuting is quick and convenient. With some TLC this house is bound to become the perfect...

Features

Pets Allowed		Exterior		Sizes	
	Yes	Carports / Parkings	2	Land Size	687m ²
Interior		Security	No		
Bedrooms	2	Pool	Yes		
Bathrooms	1	Views	False		
Kitchens	1				
Recep. Rooms	2				
Furnished	No				

