

Christiaan Marais
 Candidate Property Practitioner
 Registered with PPRA (FFC 123 896 6)
 079 279 4129

christiaan.marais@dpg.co.za

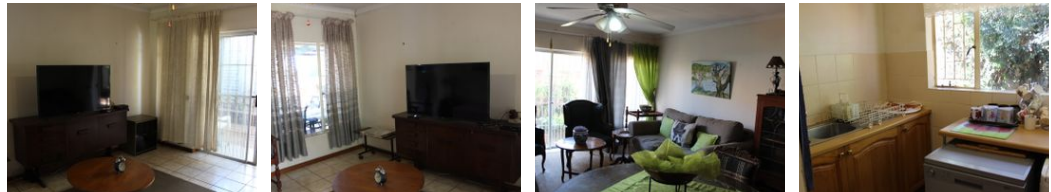
Contact Pretoria Moot

012 3323677

1170 Moulton Ave
 Waverley
 Pretoria
 0186



Web Ref DPR16360



R1,495,000

Monthly Bond Repayment R15,431.22
 Calculated over 20 years at 11% with no deposit.

Transfer Costs R45,635.00 **Bond Costs** R28,990.00
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Rates R411

🛏️ 3 🚿 3 🚗 2

Charming 3-Bedroom Family Home with Endless Potential in Montana Park

Situated in the highly sought-after Montana Park, this spacious family home offers comfort, convenience, and room to grow. Ideally located near top schools and a major shopping centre, this property is perfect for families looking for a well-established neighborhood with easy access to main routes and amenities.

Property Features:

- 3 Well-Sized Bedrooms: Each bedroom comes equipped with cooling fans for added comfort. The main bedroom includes a private en-suite bathroom for your convenience.
- 2 Bathrooms & Guest Toilet: A full bathroom with both a shower and bath, along with a separate guest toilet, ensures the whole family is catered for.
- Open-Plan Living Areas: Enjoy a spacious, open-plan dining and family room, plus a separate TV room for relaxed evenings.
- Entertainer's Delight: A lovely patio provides the perfect...

Features

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	3	Garages	2	Floor Size	160m ²
Bathrooms	3	Carports / Parkings	2		
Kitchens	1	Security	No		
Recep. Rooms	3	Pool	No		
Studies	1	Views	False		
Furnished	No				

