



**Niki Boutsikaris**  
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Contact Vanderbijlpark / Sasolburg

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Shop 2,  
The Palms Shopping Center,  
Louis Trichardt Blvd,  
Vanderbijlpark,  
1911

UNDER OFFER



Web Ref DPR13577



**R3,399,000**

3 2 4

**Monthly Bond Repayment** R35,084.08  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R208,437.00 **Bond Costs** R45,955.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R2,900

**Luxurious Home with Premium Amenities!**

This exquisite property features three spacious bedrooms, two with built-in cupboards and one with a walk-in cupboard. The main bedroom includes an air conditioner and an en suite bathroom, while a second bathroom serves the remaining bedrooms. The kitchen is a chef's delight, equipped with a gas stove, eye-level oven, scullery, and laundry area. The open-plan dining room includes an air conditioner and fireplace, seamlessly flowing into the open-plan TV room. Additional spaces include a study and four garages, ensuring ample storage and parking.

The outdoor area is perfect for entertaining, boasting a heated pool and a fully equipped entertainment area with a bar, braai, gas stove, TV, and aircon. The property is self-sustaining with a borehole, irrigation system, a 30 kW solar setup with six batteries, and four Jojo tanks...

**Features**

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	3	Garages	4	Land Size	2,032m <sup>2</sup>
Bathrooms	2	Security	Yes		
Kitchens	1	Dom. Accom.	1		
Recep. Rooms	2	Pool	Yes		
Studies	1	Views	True		
Furnished	No				