



**Amanda Coetzee**  
0727200556  
amanda@koolet.co.za

Contact Pretoria  
**082 326 1932**

555 Jennings Street  
Dasport  
Pretoria  
0082



SOLE MANDATE

Web Ref RL8992



### R920,000

**Monthly Bond Repayment** R9,496.13  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R30,412.00    **Bond Costs** R23,335.00

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

**Monthly Levy** R1,300    **Monthly Rates** R650

3   
 2   
 2

### Lovely 3-bedroom Duplex for Sale!

Discover this peaceful double-story duet duplex nestled in the heart of Annlin – an ideal lock-up and go haven. This beautiful home, within a secure complex has 3 bedrooms and two bathrooms. One bathroom with a shower on the ground floor makes it convenient when having guests. Upstairs, you'll find three bedrooms, along with a well-appointed bathroom complete with a soothing bathtub.

Step into a beautiful, modern open-plan kitchen, complete with a stove and adorned with sleek granite countertops. The kitchen seamlessly flows into a spacious dining area, which in turn opens into the inviting lounge. Plus, your two-car needs are taken care of with a double lockup garage, while a small beautiful private garden offers an outdoor space to relax.

For peace of mind, the complex provides an array of safety features, including a...

### Features

Interior		Exterior		Sizes	
Bedrooms	3	Garages	2	Floor Size	130m <sup>2</sup>
Bathrooms	2	Security	Yes	Land Size	128m <sup>2</sup>
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	False		
Furnished	No				