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Contact Northern Suburbs  
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**R2,350,000**

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**Monthly Bond Repayment** R24,256.43  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R101,552.00   **Bond Costs** R36,530.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R1,070   **Monthly Rates** R784

### Two bedroom house in secure complex

Modern living in Burgundy Estate. This two bedroom house is the perfect lock up and go. Ideal for first time buyers, investors or someone looking to downscale. The lounge and kitchen area is open plan. Laminated floors in the lounge with a sliding door and trellis door leading to the patio. The kitchen has granite tops, stove, oven and hob, extractor fan and breakfast nook. Two bedroom with laminated floors and built in cupboards. The main bedroom has a shower en suite and then you also have a modern, full bathroom.

Outside you have a patio with built in braai and outside private garden space. 24hour access in this secure complex. You have a single garage with two plumbing connections and you have a parking bay, along with visitors parking within in the complex. The area is fibre ready and Burgundy Estate is located close to...

### Features

Interior		Exterior		Sizes	
Bedrooms	2	Garages	1	Land Size	172m <sup>2</sup>
Bathrooms	2	Carports / Parkings	1		
Kitchens	1	Security	Yes		
Recep. Rooms	1	Pool	No		