



R3,400,000

Web Ref 1014778

PROPERTY FEATURES

3 Bedrooms | 4.5 Bathrooms | 1 Family Room | 1 Dining Room | 1 Lounge | Guest cloakroom | 1 Store Room | Security | Kitchen | House Levels | Entrance hall | Aircon | 2 Garages | 1 Carport | 2 Parking Spaces | Patio | Braai Facilities | Views | Garden | Irrigation

STUNNINGLY MODERN – GLASS GIVES IT CLASS

A design for today, tomorrow and beyond nestled in a picturesque lifestyle estate in a lightly travelled road. The garden with approx.30 cycads & indigenous trees which attract a kaleidoscope of bird life blend harmoniously into a single entity with flowing spaces, glass and natural rock elements. Entering the home one is over whelmed by the luxury of the superb finishes, the splendour of the indoor gardens and the innovative use of light and glass which ensures every space inside the home is turned into perfection and a nature's lover's paradise. All the living areas are open plan and voluminous on one level and interact with the indoor gardens and consist of a very large lounge, dining room, family room with air-con and an enormous covered patio with built in braai accessible through glass sliding doors making an entertainers dream reality. State of the art kitchen glows with a symphony of light and space. The scullery has enough space for all appliances including a top loader and a large pantry. No hemmed in feeling in the three bedrooms with air-con and en-suite bathrooms with enough natural light. If you have designer clothes this home have more than enough built-in cupboards. The main



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bedroom includes two convenient "his-and-hers" en-suite bathrooms, one with a shower and the other with a bath. The tiled double automated garage has direct access into the house and it includes a separate store room. Below the single storey home the following features are located: A semi-enclosed car port with ample storage space and garage door An enormous enclosed hobby room or workshop which can also be changed to a bachelor flat A very large SQ Three JoJo water tanks that collect and store rainwater with a capacity of 15 000 litres and integrated with the irrigation system Fantastic buy - this gem won't last long! Call now!

ERF Size 740 m²

Building Size 370m²

Rates R3,000 per month

Home Owner Levies R880