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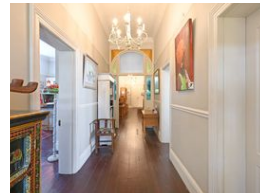
Cnr Belvedere & Keurboom Rd  
F11 Belvedere Rd  
Claremont  
Cape Town  
7708

SOLD



SOLE MANDATE

Web Ref RLS972782



### R4,995,000

**Monthly Bond Repayment** R51,557.81  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R401,795.00    **Bond Costs** R61,035.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R2,600

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### Beautiful Victorian in Prime Location!

Price inclusive of VAT (No transfer Duty)

This charming Victorian home offers gleaming wooden floors, high ceilings and lead pane windows and doors.

You are welcomed through the original stained glass door into a large wide entrance hall and a long wide passage way.

The large formal lounge has a feature bay window with aluminium sash windows and a feature fireplace.

Double doors lead from the wide passage into the open plan semi-formal lounge/diningroom/kitchen. There is another feature bay window with aluminium sash windows and a turret alcove which is perfect for a reading/chill area.

The modern kitchen with granite tops has a centre island and a fitted oven and hob with an extractor fan.

Double doors lead out to an undercover patio area and a small manageable wrap around garden.

The extra spacious main bedroom with a...

### Features

**Pets Allowed** Yes

**Interior**  
Bedrooms 3  
Bathrooms 2  
Kitchens 1  
Recep. Rooms 2  
Furnished No

**Exterior**  
Carports / Parkings 3  
Security Yes  
Pool No  
Views False

**Sizes**  
Floor Size 195m<sup>2</sup>  
Land Size 505m<sup>2</sup>

