

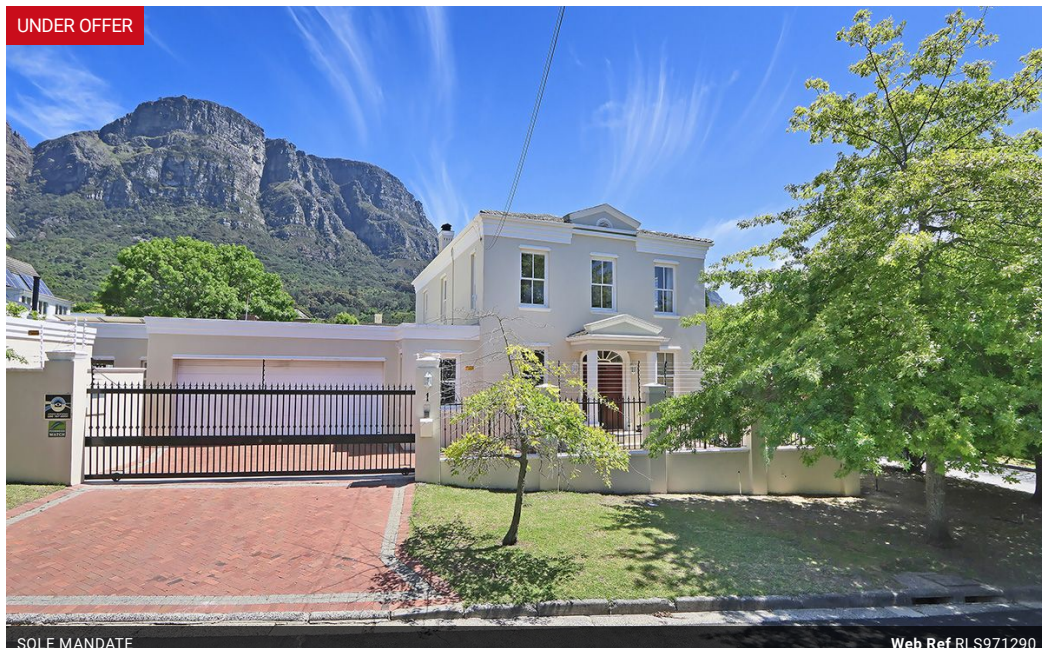


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Contact The Uppers - Cavendish

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16 Cavendish Street  
Claremont  
7708



SOLE MANDATE

Web Ref RLS971290



**R9,200,000**

**Monthly Bond Repayment** R94,961.33  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R892,676.00    **Bond Costs** R84,785.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R3,895

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## Picturesque home in leafy Newlands

This charming four bedroom character home offers a perfect blend of classic elegance and modern comfort. Set in a tranquil location with stunning mountain views, the property features a spacious layout, ideal for family living.

### LOUNGE & DINING ROOM:

Upon entry you're greeted by a large entrance-hall which gives way to the sophisticated lounge boasting a wood burning fireplace, open plan to the kitchen and dedicated dinning room nook.

### KITCHEN:

Granite counter tops, gas and electric hobs with extractor fan. Separate scullery.

### BEDROOMS AND BATHROOMS:

Master bedroom offers stunning mountain views, walk through wardrobe and full en-suite.

Two further bedrooms located upstairs. One with built in cupboards.

Outside room with an en-suite which can double up as a guest bedroom.

Guest bathroom.

Full family bathroom.

Dedicated study...

## Features

**Pets Allowed** Yes

**Interior**  
Bedrooms 4  
Bathrooms 3.5  
Kitchens 1  
Recep. Rooms 3  
Studies 1  
Furnished No

**Exterior**  
Garages 2  
Security Yes  
Pool Yes  
Views False

**Sizes**  
Floor Size 223m<sup>2</sup>  
Land Size 467m<sup>2</sup>

