

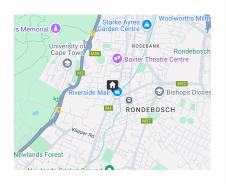


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Contact Rondebosch

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R6,500,000





Monthly Bond Repayment R64,894.69

Calculated over 20 years at 10.5% with no deposit.

Transfer Costs R578,970.00 **Bond Costs** R70,535.00 These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Rates R3,345

INVESTMENT OPPORTUNITY in the heart of Rondebosch

SOLE MANDATE

On the doorsteps of UCT, shopping centres and vibey eateries Currently run as student digs, Devonshire House Excellent return on investment - GR4 zoning

Leases in place until December 2025 Main house has 7 bedrooms - all furniture included Separate cottage - has 3 bedrooms

EXTERIOR Double carport Keypad access & secured with electric fence Lawned area - with built in braai Large stoep...chill out zone Plus opportunity to sectionalise a piece of vacant land 160 sqm

Student accommodation accredited by LICT

Features

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	10	Carports / Parkings	2	Floor Size	248m²
Bathrooms	3	Security	Yes	Land Size	635m²
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	False		
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