

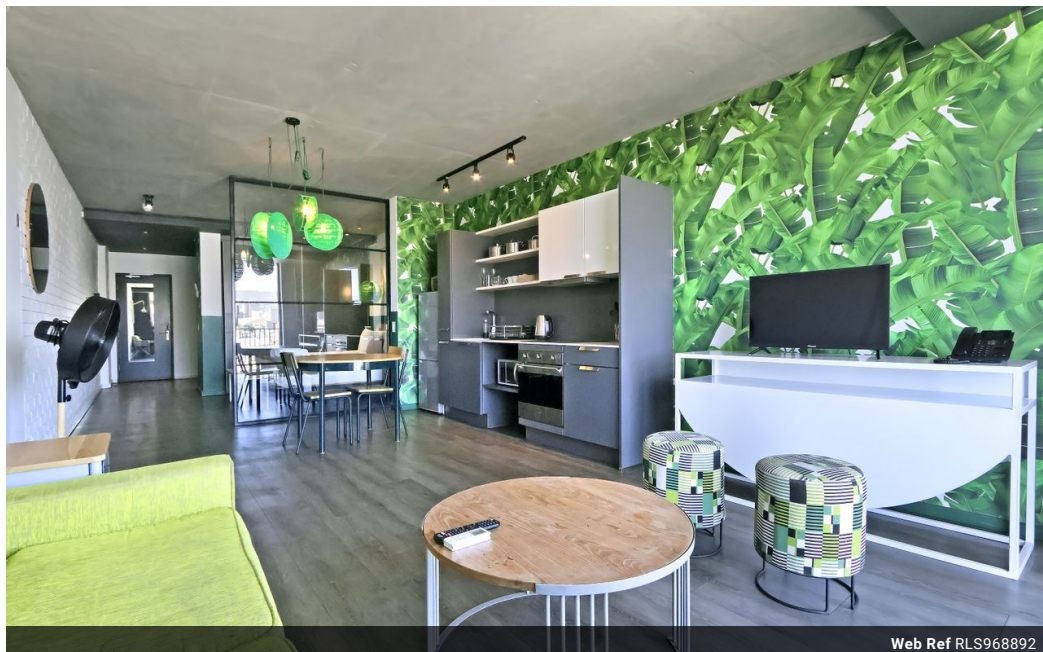


**Craig Algie**  
082 412 6683  
craiga@seeff.com

Contact Woodstock

021 2023335

Shop 8, 12 Victoria Rd  
Woodstock  
Cape Town  
7925



Web Ref RLS968892



### R1,650,000

**Monthly Bond Repayment** R17,031.11  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R52,453.00    **Bond Costs** R30,875.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.



**Monthly Levy** R2,257    **Monthly Rates** R902

### Excellent 1st Time Buy - Fully Furbished home

A luxurious, fully furnished, one-bedroom apartment is up for sale at Wex1. The apartment features an open-plan lounge and dining area, as well as a modern kitchen that combines convenience, style, and contemporary luxury. The bathroom has a shower, WC and wash basin.

A parking bay, in the building, is included. The building provides access control and 24-hour manned security. Wex1's residents can enjoy access to a rooftop pool, fitness centre, and communal lounge. On the ground floor, there are shops and restaurants, and WEX 1 is directly opposite the funky and vibrant Woodstock Exchange.

Airbnb rentals are permitted in WEX 1, making it an ideal opportunity for those who are looking to invest in the property market.

### Features

Interior		Exterior		Sizes	
Bedrooms	1	Carports / Parkings	1	Floor Size	53m <sup>2</sup>
Bathrooms	1	Security	Yes		
Kitchens	1	Pool	Yes		
Recep. Rooms	2	Views	True		
Furnished	No				

