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## 3 Bedroom Duplex For Sale in Garsfontein



Web Ref RL23088



**R1,360,000**

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**Monthly Bond Repayment** R14,037.76

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R39,417.00    **Bond Costs** R27,105.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R2,616    **Monthly Rates** R850

### 3 Bedroom Duplex, perfectly located in Garsfontein

Perfectly located in Garsfontein, this 3-bedroom duplex possesses the timeless charm of spacious living.

Upon opening your front door, you'll be greeted by a large, open-plan living and dining room that seamlessly connects to the kitchen.

The kitchen features ample cupboard space, a breakfast nook, an electric eye-level oven, an extractor fan, and an electric stove.

Heading upstairs, the main bedroom impresses with its generous size, ample cupboard space, and an en-suite bathroom equipped with a shower, basin, and toilet.

Two additional bedrooms with built-in cupboards share another bathroom, complete with a basin, bath, and toilet.

Special Features:

Patio with a built-in braai  
Large communal garden at the back  
Linen cupboards  
Double garage (one automated)

### Features

**Pets Allowed** Yes

**Interior**  
Bedrooms 3  
Bathrooms 2.5  
Kitchens 1  
Recep. Rooms 2  
Furnished No

**Exterior**  
Garages 2  
Carports / Parkings 2  
Security Yes  
Pool No  
Views False

**Sizes**  
Floor Size 131m<sup>2</sup>

