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**R2,079,000**

4 2 1

**Monthly Bond Repayment** R21,814.03

Calculated over 20 years at 11.25% with no deposit.

**Transfer Costs** R92,017.00 **Bond Costs** R40,689.50

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

**Monthly Rates** R759

### 4 Bedroom House For Sale in Avondale

IDEAL INVESTMENT OPPORTUNITY IN THE HEART OF PAROW!

Ideal for medical students and walking distance to DE TYGER PRIMATY and TYGERBERG HIGH SCHOOL.

This family home offers old world charm and is extremely neat - The lounge and dining room is separate and so is the farm style kitchen.

4 Bedrooms offers extra value while 1 of them has a separate entrance and on-suite and can be utilized as a granny flat with an extra income.

The main bedroom is carpeted with ample cupboards. Furthermore is there 2 bathrooms and a separate toilet.

The garden is low maintenance and overall is it a must view with endless possibilities.

### Features

**Pets Allowed** Yes

**Interior**

|              |   |
|--------------|---|
| Bedrooms     | 4 |
| Bathrooms    | 2 |
| Recep. Rooms | 1 |

**Exterior**

|             |    |
|-------------|----|
| Garages     | 1  |
| Dom. Accom. | 1  |
| Pool        | No |

**Sizes**

|            |                   |
|------------|-------------------|
| Floor Size | 132m <sup>2</sup> |
| Land Size  | 496m <sup>2</sup> |