



Ronel Vorster

Non-Principal Property Practitioner
Registered with PPRA (FFC 116 387 4)
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Contact Head Office

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The Crossing Shopping Centre, Shop 78, Off R40, Nelspruit, Mpumalanga 1200




SOLE MANDATE

Web Ref RL5304



R2,600,000

 6  3

Monthly Bond Repayment R26,836.90
Calculated over 20 years at 11% with no deposit.

Transfer Costs R123,720.00 **Bond Costs** R38,415.00
These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Rates R1,500

The perfect investment property in popular area

Exclusive Mandate: Prime Investment Opportunity

This unique property, set on a spacious stand, is just minutes from popular schools, the CBD, Valencia, and Valley Hyper Shopping Centre. Its peaceful, tranquil setting, combined with a rustic and extraordinary design, creates a harmonious connection with nature.

Originally designed as a main house with a separate flat, the property has been reimagined by the owner into three distinct 2-bedroom units. Each unit features its entertainment area, a double carport, and access to a shared garden, alarm system and armed reaction.

Investment Options:

1. Retain the Current Layout: Keep the three 2-bedroom units and apply to the municipality for rezoning to high-density use.
2. Restore to Original Design: Convert the property back into a main house with a separate flat,...

Features

Pets Allowed Yes

Interior

Bedrooms	6
Bathrooms	3
Kitchens	3
Recep. Rooms	6
Furnished	No

Exterior

Carports / Parkings	6
Security	Yes
Pool	No
Views	True

Sizes

Floor Size	300m ²
Land Size	1,840m ²

Extras

Water Tanks Security Gate Electric Gate