



**Yvonne Gouws**  
 Candidate Property Practitioner  
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The Crossing Shopping Centre, Shop 78, Off R40, Nelspruit, Mpumalanga 1200



Web Ref RL6433



**R2,800,000**

**Monthly Bond Repayment** R28,901.27  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R141,887.00    **Bond Costs** R40,300.00  
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R1,770

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**Exceptional 4-Bedroom Family Home with Pool and Income-Generating Cottage in Prime Suburb**

Step into the idyllic charm of this exceptional 4-bedroom house situated in a quiet cul-de-sac, nestled in a sought-after suburb within walking distance to White River Primary School and Rob Ferreira. Beyond its prime location, this property offers a lifestyle of comfort and convenience.

Upon entry, you're welcomed by a spacious kitchen adorned with luxurious granite countertops and a separate scullery, catering to both functionality and style. A dedicated dining area adjacent to the kitchen provides the perfect setting for family meals and entertaining guests.

The inviting lounge features a cozy fireplace, creating a warm ambiance, and opens seamlessly onto a patio overlooking a pristine pool that in turn overlooks the well-maintained garden. Here, a built-in braai beckons for outdoor gatherings and leisurely weekends spent...

**Features**

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	4	Garages	2	Floor Size	370m <sup>2</sup>
Bathrooms	2	Carports / Parkings	3	Land Size	1,854m <sup>2</sup>
Kitchens	1	Security	No		
Recep. Rooms	2	Pool	Yes		
Furnished	No	Views	False		

