



**Vonita Loubser**  
083 781 8775  
vonita.loubser@gmail.com

Contact Acutts Bluff

031 4673030

2A Bluff Hillside Mall  
201 Tara Road  
Bluff  
4052

FEATURED



Web Ref RLA2250



### R1,995,000

3 Bedrooms, 1 Bathroom, 2 Carports

**Monthly Bond Repayment** R20,592.16  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R74,906.00    **Bond Costs** R32,760.00

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

**Monthly Rates** R1,400

### 3 bedroom with a granny flat

The house has 3 spacious bedrooms, with the main bedroom boasting air conditioning and built-in cupboards. The lounge with wooden floors leads to a study area and the deck, perfect for entertaining. The kitchen is large with a separate laundry area and an undercover courtyard.

The property features ample parking, a five-car garage with a workshop, and a spacious garden ideal for children or a potential pool. A large deck with a jacuzzi overlooks a golf course and offers stunning views.

Additionally, there's a 2 bedroom granny cottage with its own yard, parking, and access from Watsonia Road. It features an open-plan living area and spacious interior with a well-equipped kitchen and a bathroom with a shower.

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	3
Bathrooms	1
Kitchens	1
Recep. Rooms	2
Studies	1
Furnished	No

#### Exterior

Garages	2
Carports / Parkings	4
Security	Yes
Pool	No
Views	False

#### Sizes

Floor Size	175m <sup>2</sup>
Land Size	1,012m <sup>2</sup>

