



**Lynn Telfer**  
0836420281  
lynn@homesofdistinction.co.za

Contact Head Office

011 7068238

5 Somerset Office Park  
5 Libertas Road  
Bryanston  
2021



Web Ref RL3559



R2,299,000

2 2 1

**Monthly Bond Repayment** R23,730.01

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R98,078.00 **Bond Costs** R36,530.00

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

**Monthly Levy** R4,834 **Monthly Rates** R750

## CELEBRATION ESTATE - Fabulous 2 Bedroom 2 Bathroom garden simplex

Serious seller, will negotiate from R2,999,000.

Nestled in the Upmarket 50+ Celebration Retirement Lifestyle Estate in North Riding, this exceptional North-facing two-bedroom two-bathroom simplex Townhouse boasts a blend of functionality and elegance. The home boasts a spacious Lounge and Dining room living area flowing onto a covered patio and lush manicured private garden with drop-down awning for added privacy. Access from the garage (fully automated) directly into the home for added convenience. The Kitchen is neat and contemporary, fitted with white modern cupboards, a space for 2 under-counter wet appliances, a brand-new oven and hob, granite counter tops, and a back door leading to a private courtyard and utility area. The 2 bedrooms are spacious, carpeted and sun-kissed, with a feature bay-window in the main. En-suite...

## Features

### Interior

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

### Exterior

Garages	1
Carports / Parkings	3
Security	Yes
Pool	Yes
Views	True

### Sizes

Floor Size	118m <sup>2</sup>
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### Extras

24 Hour Access Estate Security Estate

