



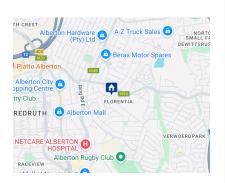
## Kyle De Aguiar

Candidate Property Practitioner Registered with PPRA (FFC 118 969 8) 072 137 4699 kyled@dpg.co.za

### Contact DPG Alberton/JHB South

## 011 5539200

95 Victoria Street, Oakdene, Johannesburg, Gauteng, 2190













R1,295,000





Monthly Bond Repayment R13,147.21

Calculated over 20 years at 10.75% with no deposit.

Transfer Costs R37,467.00 Bond Costs R27,105.00

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

Monthly Rates R995

# Charming Family Home with Cottage in Florentia, Alberton!

This delightful 3-bedroom, 1-bathroom home offers the perfect blend of space, comfort, and potential! Nestled on a generous 714sqm stand with 200sqm under roof, the property features a lovely-sized garden—ideal for kids, pets, and outdoor entertaining.

- Property Details: Stand Size: 714sqm
- Under Roof: 200sqm
- 3 Bedroom, 1 Bathroom Main House.
- Open Plan Living Room with Dining and Lounge
- Access to outside Entertainment AreaSpacious, Curated Garden
- Carports for Undercover Parking
- 1 Bedroom Cottage with Bathroom

Inside, the home is well-maintained and filled with natural light, while outside, a separate 1-bedroom cottage with its own bathroom offers great options for extended family, guests, or rental income

Centrally located in sought-after Florentia, this gem won't be on the market for long! Don't miss...

## **Features**

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	3	Carports / Parkings	2	Floor Size	200m²
Bathrooms	1	Security	No	Land Size	714m²
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	False		
Furnished	No				