



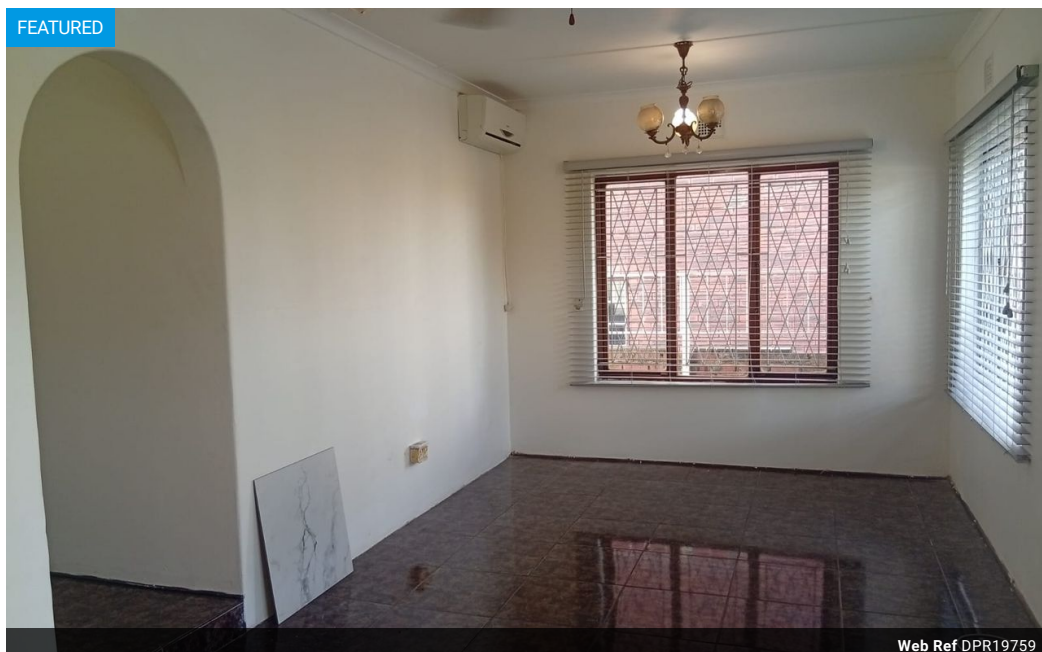
**Vanessa Coulson**  
Candidate Property Practitioner  
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Contact Queensburgh

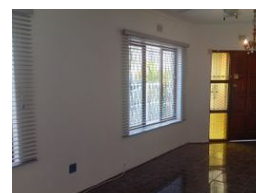
031 4632533

Shop 2, 120 Stella Road  
Hillary  
Durban  
4094

## FEATURED



Web Ref DPR19759



## R1,190,000

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**Monthly Bond Repayment** R12,081.22

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R32,749.00 **Bond Costs** R25,220.00

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

**Monthly Rates** R700

## Cozy family home with income generating cottage in Shallcross

Well positioned in Shallcross with easy access to Blundell Road, this well-maintained 3-bedroom, 2-bathroom home with a separate 1-bedroom cottage offers comfort, space and convenience - perfect for a young family seeking versatility or savvy buyers looking for additional income potential.

### Main House Features:

3 Bedrooms - Main Bedroom with en-suite bathroom (shower), tiled and with freestanding built-in cupboards to be installed by owner. Second Bedroom with tiled floors, and freestanding built-in cupboards also to be installed. Third Bedroom includes built-in cupboards and tiled flooring - perfect as a guest room or study.

2 Bathrooms - Main en-suite with shower. Family bathroom conveniently located with a shower.

Spacious lounge and dining area newly installed window blinds with a ceiling fan and brand-new air...

## Features

Pets Allowed		Yes			
Interior				Sizes	
Bedrooms	3			Land Size	297m²
Bathrooms	2				
Kitchens	1				
Recep. Rooms	2				
Furnished	No				
Exterior					
Garages	2				
Carports / Parkings	1				
Security	Yes				
Pool	No				
Views	False				

### Extras

Above Road Air Conditioner Burglar Bars Built in Wardrobes Courtyard En Suite Granny Flat  
Oven & Hob Secure Parking