



**Melody Nzama**  
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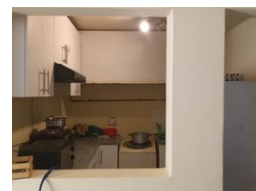
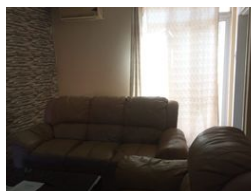
Contact **Montclair**

**031 4691987**

109 Montclair Road,  
Montclair,  
4004



Web Ref DPR21616



**R840,000**

3 1

**Monthly Bond Repayment** R8,386.39

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R28,334.00 **Bond Costs** R21,450.00

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

**Monthly Levy** R950 **Monthly Rates** R676

Perfect family home

3 bedroom ground floor unit with newly painted bedrooms, lounge with a beautiful feature wall, basic kitchen, family bathroom. Close to PnP Mall, easy access to N2 and M4. Small garden leading off from lounge. Very well priced and worth looking at. To view call Melody.

## Features

### Interior

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

### Exterior

Carports / Parkings	2
Security	Yes
Pool	Yes
Views	False

### Sizes

Floor Size	53m²
Land Size	4,097m²