



**Wayne Ormshaw**  
083 708 9747  
wayneormshaw@dpg.co.za

Contact Montclair  
031 4691987

109 Montclair Road,  
Montclair,  
4004



SOLE MANDATE

Web Ref DPR19416



## R940,000

3 1

**Monthly Bond Repayment** R9,543.15

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R30,412.00 **Bond Costs** R23,335.00

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

**Monthly Rates** R860

What a well priced freestanding home!!

This well loved solid family home is waiting for its new owner. Features include 3 spacious bedrooms all with built in cupboards, Italian tiled open plan lounge combined dining area, fitted kitchen, family bathroom, separate toilet and laundry. Drive in access to a carport, extra parking, built in braai and entertainment area and staff accommodation, all situated above road level on a fully walled plot close to public transport and schools.

## Features

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	3	Carports / Parkings	2	Land Size	557m²
Bathrooms	1	Security	No		
Kitchens	1	Dom. Accom.	1		
Recep. Rooms	2	Pool	No		
Furnished	No	Views	False		
Extras					
Above Road Awning Basin Bath Built In Braai Built in Wardrobes Carport Carpets Cooling Fans					
Curtain Rails Freestanding Near Mini Bus Service Separate Toilet Staff Quarters Domestic					
Rooms Tiled Floors Totally Walled Conventional Aluminium Window					