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Contact **Meyerton**
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24 Glynn Street
Rothdene,
Meyerton,
1961

2Ha Small Holding For Sale in Valley Settlements AH



Web Ref DPR19313



R2,150,000

4 3 2

Monthly Bond Repayment R21,465.17

Calculated over 20 years at 10.5% with no deposit.

Transfer Costs R87,088.00 **Bond Costs** R34,625.00

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

Monthly Rates R600

Amazing agricultural opportunity in Valley Settlements

This exceptional 2.1-hectare agricultural property in Valley Settlements offers a prime investment opportunity with excellent accessibility via the R59 highway and nearby major roads. The land boasts high fertility, with a portion currently planted with sugar beans, making it suitable for a variety of agricultural ventures. The property features two separate flats—one one-bedroom and one two-bedroom—providing potential for additional rental income.

An entertainment area equipped with a built-in braai and indoor splash pool adds to the property's appeal. Water supply is robust, sourced from a strong borehole connected to a water tank that services the house, flats, and irrigation needs. Additionally, there is a man-made dam on the property, which is ready to be lined for enhanced capacity. Storage is ample with a 72m²...

Features

Pets Allowed Yes

Interior

Bedrooms	4
Bathrooms	3
Kitchens	1
Recep. Rooms	3
Furnished	No

Exterior

Garages	2
Carports / Parkings	10
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	False

Sizes

Land Size	2Ha
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