


**Owen Dormehl**  
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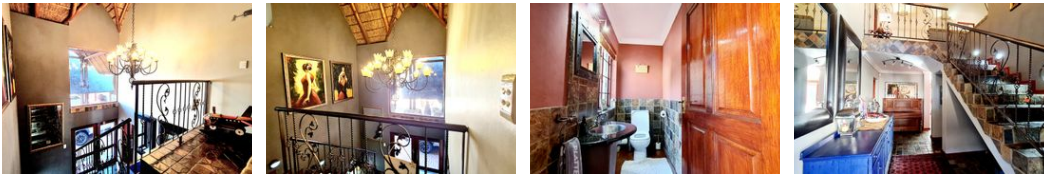
Contact Pretoria Moot  
**012 3323677**  
1170 Moulton Ave  
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FEATURED



SOLE MANDATE

Web Ref DPR19256



R6,745,000

 4  4  2

**Monthly Bond Repayment** R67,340.72  
Calculated over 20 years at 10.5% with no deposit.  
**Transfer Costs** R605,920.00    **Bond Costs** R70,535.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.  
**Monthly Levy** R4,345    **Monthly Rates** R3,381.0

Tranquil Sophistication with Waterfront Views in Leeuwfontein Estate

Nestled in the prestigious and nature-rich Leeuwfontein Estate, this exceptional four-bedroom, four-bathroom residence offers a rare blend of contemporary elegance and serene bushveld living. Designed for those who appreciate both refined luxury and a connection to the outdoors, the home captivates with its harmonious balance of open-plan grandeur and intimate entertaining spaces.

From the moment you enter, you're welcomed by a voluminous open lounge that flows effortlessly into a magnificent semi-covered patio—perfect for year-round gatherings and alfresco dining. The heart of this entertainer's paradise is its seamless interaction with nature: expansive glass doors open to reveal panoramic views of the Edendalspruit, inviting the tranquil sounds of flowing water and birdsong into your daily rhythm.

The main bedroom is a...

Features

<b>Pets Allowed</b>		Yes			
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	4	Garages	2	Land Size	15,390m²
Bathrooms	4	Carports / Parkings	2		
Kitchens	1	Security	Yes		
Recep. Rooms	2	Pool	Yes		
Studies	1	Views	True		
Furnished	No				

