



**Carlene Smith**  
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## 3 Bedroom House Sold in Malvern

SOLD



SOLE MANDATE

Web Ref DPR18241



**R1,050,000**

3 2 2

**Monthly Bond Repayment** R10,659.90

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** R940

Charming 3-Bedroom Home Available until 30th April..

Charming 3-Bedroom Home with Endless Potential in Malvern

Nestled in a convenient location close to the M7 freeway, Malvern CBD, shopping centres, schools, and medical facilities, this spacious 3-bedroom, 2 bathroom home offers comfort, practicality, and plenty of potential.

Situated below road level with a road-level double garage, this pet-friendly property features a well-designed layout, including a main entrance suite, a family bathroom, and a functional kitchen leading to the lounge and dining area. A separate laundry room and storeroom provide additional convenience.

Enjoy a level back garden, perfect for kids, pets, or future expansion. Nature at it's best. Sitting in a cool spot looking on to this vast green scenery of trees and hills, listing to the fish eagle cry from above, or the playful chirping of the...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	3
Bathrooms	2
Kitchens	1
Recep. Rooms	2
Furnished	No

#### Exterior

Garages	2
Carports / Parkings	2
Security	No
Dom. Accom.	1
Pool	No
Views	True

#### Sizes

Floor Size	170m <sup>2</sup>
Land Size	1,547m <sup>2</sup>

