

## 4 Bedroom House For Sale in Risiville



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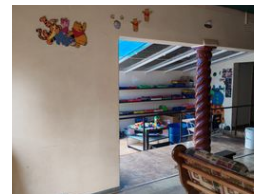
Contact Vereeniging

016 4232876

Vision 21, Industrial Park,  
Shop 26,  
Steel Road,  
Duncanville,  
Vereeniging



Web Ref DPR17874



**R1,700,000**

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**Monthly Bond Repayment** R17,258.89

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R55,039.00

**Bond Costs** R30,875.00

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

**Monthly Rates** R1,600

### 4 Bedroom House For Sale!

This prime property is ideally situated directly opposite Risiville Primary, offering exceptional potential for both investment and business opportunities. Previously operated as a pre-school and with a little TLC this property is ready to be utilized for similar ventures or transformed into something new. It features four well-sized classrooms, a fully equipped bathroom, and two reception areas, which could also serve as additional playrooms. A kitchen with a gas stove ensures efficient meal preparation.

The exterior of the property includes a separate building with two additional classrooms, three toilets, and a bathroom. Designed to accommodate up to 99 children, this property is ideal for educational or childcare services. Furthermore, it boasts the added benefit of a borehole for water supply, making it both practical and...

### Features

<b>Pets Allowed</b>	Yes			
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>
Bedrooms	4	Garages	2	Land Size
Bathrooms	3	Security	Yes	991m²
Kitchens	1	Pool	No	
Recep. Rooms	3	Views	False	
Furnished	No			

