



Steven McLaren

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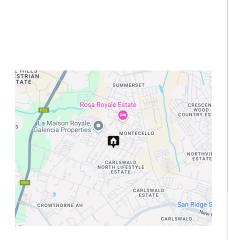


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## 011 8058888

91 Carlswald Estate Walton Road Carlswald Midrand 1684













R3,499,000







Monthly Bond Repayment R35,522.86 Calculated over 20 years at 10.75% with no deposit.

Bond Costs R47,840.00 Transfer Costs R221,604.00

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

Monthly Levy R2,430 Monthly Rates R2,555

## 4 bedroom home with separate study (inc back-up power & water solutions) - Carlswald North Estate

This home is located on a prime corner stand in the heart of Carlswald North Estate. The position of the property offers complete privacy from all neighbouring homes with an expansive garden. The home has been well maintained and is fitted with a back-up solar power & back-up water solution. The home boasts the following features:

- 4 large bedrooms, all of which are located upstairs and are fitted with carpeted floors & built-in cupboards (excluding the 4th bedroom). 3 bedrooms boast built-in air-conditioners and offer access to balconies overlooking the garden
- 2 neat bathrooms as well as a guest loo. The family bathrooms offer a tub & shower, while the main en-suite boasts a large shower and double vanity.
- The home provides ample living area, consisting of :
- \* An open plan family/TV lounge positioned off of the...

## **Features**

Pets Allowed	Yes				
Interior		Exterior		Sizes	
Bedrooms	4	Garages	3	Floor Size	351m <sup>2</sup>
Bathrooms	2.5	Carports / Parkings	3	Land Size	1,000m <sup>2</sup>
Kitchens	1	Security	Yes		
Recep. Rooms	3	Dom. Accom.	1		
Studies	1	Pool	Yes		
Furnished	No	Views	False		

## **Extras**

Electric Gate Electric Garage Irrigation System Deck Swimming pool Garden Staff Quarters Domestic Rooms North Double Storey Built In Braai Covered Patio