



**Steven McLaren**  
Non-Principal Property  
Practitioner  
Registered with PPRA  
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Contact Platinum Office

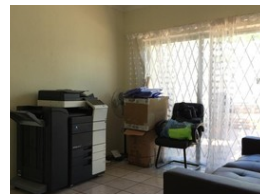
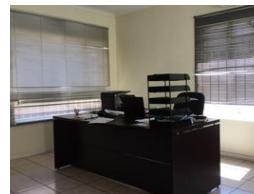
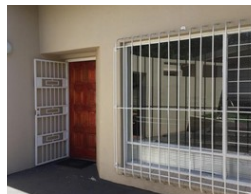
011 8058888

91 Carlswald Estate  
Walton Road  
Carlswald  
Midrand  
1684

SOLD



Web Ref RL637



R1,650,000

6 3.5

**Monthly Bond Repayment** R16,751.28

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R52,453.00 **Bond Costs** R30,875.00

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

**Monthly Rates** R800

### 3 Bedroom house plus 3 bedroom cottage in Vorna Valley

This home is located in a boomed off street in Vorna Valley (Chris Barnard Street). The property is well suited for someone looking to run an office from home or possibly generate rental income by renting out the cottage on the property. The property is made up of the main house as well as a separate cottage. The features are :

- The main house offers 3 bedrooms all of which are fitted with tiled floors and built in cupboards. The separate cottage offers an additional 3 bedrooms with tiled floors.
- The main house has 2 bathrooms , both of which offer bathtubs with over tub showers. The cottage offers a shower as well as a separate loo.
- A central lounge is located in the main house which has direct access to the swimming pool area. The cottage offers a lounge which looks onto the garden.
- A formal dining area is...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	6
Bathrooms	3.5
Kitchens	1.5
Recep. Rooms	3

#### Exterior

Carports / Parkings	4
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	No

#### Sizes

Floor Size	235m <sup>2</sup>
Land Size	1,570m <sup>2</sup>

