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91 Carlswald Estate  
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FEATURED



SOLE MANDATE

Web Ref RL2191



**R5,899,000**

**Monthly Bond Repayment** R60,888.79  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R506,697.00    **Bond Costs** R65,785.00  
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R2,400    **Monthly Rates** R3,550

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4 bedroom home with 2 x separate cottages in secured complex - Sunninghill Gardens, Sandton

As Sunninghill's original farmhouse, this home is steeped in history. The property is located within a secure complex called Lindi Close, situated inside the secured Sunninghill Gardens gated community. Lindi Close consists of only 10 homes, offering a tranquil & serene retreat within the heart of Sunninghill.

The expansive 2,261m2 stand has allowed this property be uniquely designed, consisting of a main house as well as two separate cottages.

The key features of the property are as follows :

(MAIN HOUSE) :

- 4 North facing bedrooms, all of which are carpeted and fitted with built-in cupboards. The master suite offers a walk-through dresser as well as a private patio overlooking the garden.

- 3 neat bathrooms with modern fittings. The guest bathroom provides a shower, while the family & main en-suite bathrooms offer...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms 4  
 Bathrooms 3  
 Kitchens 1  
 Recep. Rooms 3  
 Studies 1  
 Furnished No

#### Exterior

Garages 3  
 Carports / Parkings 6  
 Security Yes  
 Dom. Accom. 1  
 Pool Yes  
 Views False

#### Sizes

Floor Size 695m<sup>2</sup>  
 Land Size 2,261m<sup>2</sup>

#### Extras

Secure Parking Boomed Area Security Complex Single Storey Fenced Pool Fireplace Built In Braai Patio Garden Carport Electric Garage

