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## Welcome to this spacious 2-bedroom townhouse nestled in the serene neighborhood of Vanderbijlpark.

Experience the epitome of retirement living in this immaculate townhouse, ideally situated in a prestigious locale. Offering two bedrooms and two bathrooms, this residence provides a spacious and comfortable retreat for serene living.

Step inside to discover a well-appointed kitchen seamlessly flowing into a cozy sitting room, perfect for relaxing evenings or entertaining guests. The dedicated entertainment area features a built-in braai, fostering memorable gatherings amidst the tranquil ambiance.

Beyond the sliding doors lies a meticulously landscaped garden, a verdant oasis offering moments of tranquility and reflection. With a double garage, parking is a breeze, ensuring convenience and security for your vehicles.

Rest assured, 24-hour security provides peace of mind, allowing you to fully embrace the joys of retirement living. Plus, with manageable levies of 2000 and rates and taxes of 850, maintenance and municipal services are efficiently handled.

### Monthly Bond Repayment

R12,076.60

Calculated over 20 years at 11% with no deposit.

### Bond Costs

R25,220.00

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

### Transfer Costs

R32,749.00

### Monthly Rates

R850



**INTERIOR**

Bedrooms	2
Bathrooms	2
Kitchens	1
Recep. Rooms	2
Furnished	Yes

**EXTERIOR**

Carports / Parkings	2
Security	Yes
Dom. Accom.	0
Pool	Yes
Views	Yes

**SIZES**

Floor Size	-
Land Size	-



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