



Coenrad Willemse
Non-Principal Property Practitioner
Registered with PPRA (FFC 113 600 5)
0843856453

coenradw@louwcoetzee.co.za

Contact Louw & Coetzee Properties

021 0003488

35 Main Road, Durbanville



Web Ref RL12379



R3,595,000

3 2 2

Monthly Bond Repayment R37,107.17

Calculated over 20 years at 11% with no deposit.

Transfer Costs R232,164.00 **Bond Costs** R47,840.00

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

Monthly Levy R3,400 **Monthly Rates** R1,360

Immaculate Townhouse in Tijger Villas

Recently renovated and move-in ready, this freestanding 3-bedroom, 2-bathroom townhouse offers modern comfort and security in the sought-after Tijger Villas estate. Enjoy the convenience of a gated community with access to a clubhouse, swimming pool, and beautifully maintained gardens.

Designed for effortless living, the open-plan lounge and dining area flow seamlessly through wooden doors into a bright sunroom. The large TV lounge opens up onto the patio and garden, creating the perfect indoor-outdoor living experience. Large windows flood the home with natural light, enhancing the warm and inviting atmosphere.

All three bedrooms are generously sized with ample built-in cupboards. The extra-large main bedroom boasts a stylish en-suite, while the other bedrooms share a full family bathroom. Trellidor security gates, burglar...

Features

Pets Allowed Yes

Interior

Bedrooms	3
Bathrooms	2
Kitchens	1
Recep. Rooms	3
Furnished	No

Exterior

Garages	2
Security	Yes
Pool	Yes
Views	False

Sizes

Floor Size	192m ²
------------	-------------------

Extras

24-Hour Manned CCTV Gated Only Electric Fencing Entrance Hall Pantry Extra Parking Single Storey Complex Open Plan Blinds TV Port Aluminium Window Wood Window Fibre Communal Braai Area Satellite Dish Electrical Geysers