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35 Main Road, Durbanville



SOLE MANDATE

Web Ref RL12410



R2,250,000

2 1 1

**Monthly Bond Repayment** R23,224.24  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R95,138.00 **Bond Costs** R36,530.00

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

**Monthly Rates** R732.2

**A Real Gem in Platteklouf Glen**

Exclusive Sole Mandate: Charming Home in a Private Crescent – Platteklouf Glen

Tucked away in a tranquil, private crescent, this beautiful home offers comfort, convenience, and privacy in one of Platteklouf Glen's most sought-after locations. Designed for easy living, this property is perfect for those seeking a peaceful retreat while still being close to all amenities.

- Property Features:
- \* 2 Spacious Bedrooms
  - \* Full, Modern Bathroom
  - \* Open-Plan Lounge and Dining Area
  - \* Fully Equipped Kitchen with Direct Access to the Garage
  - \* Ample Space for a Washing Machine in the Garage
  - \* Private Garden Setting – Perfect for Outdoor Relaxation
  - \* Overlooking a Lovely Park for Added Tranquility

- Additional Benefits:
- \* Secure, Quiet Crescent Location
  - \* Well-Maintained Garden with a Peaceful Ambiance

**Features**

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	2	Garages	1	Floor Size	88m <sup>2</sup>
Bathrooms	1	Security	Yes	Land Size	248m <sup>2</sup>
Kitchens	1	Pool	No		
Recep. Rooms	2	Views	False		
Furnished	No				

**Extras**

Extra Parking Covered Patio Open Plan Aluminium Window Prepaid Electricity Burglar Bars