



**Chantel Potgieter**  
0824027971  
chantel@tfre.co.za

Contact TFRE Gqeberha

041 3602455

236 Cape Road  
Mill Park  
Gqeberha

NEW



Web Ref RL6708



**R2,295,000**

**Monthly Bond Repayment** R23,688.72  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R97,838.00    **Bond Costs** R36,530.00

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

🛏️ 4    🚿 2    🏠 2

4 Bedroom family home For Sale in Vanes Estate, Uitenhage.

DUAL MANDATE!

This immaculate property is ready for you to move in and enjoy. The open-plan layout, all tiled, features a spacious lounge and dining area that seamlessly flows into a well-equipped kitchen, complete with a scullery and laundry space, leading to a convenient door that opens to the double garage.

A dedicated study, with built-in cupboards and air conditioning, provides a quiet workspace, while the inviting TV room boasts an indoor braai (barbecue) area. Stacker doors open to the patio and outdoor braai area, perfect for entertaining by the pool.

The residence comprises 4 comfortable bedrooms with laminate flooring, a main bedroom offering an en-suite bathroom, built-in cupboards, and air conditioning for added comfort.

The 3 other bedrooms feature built-in cupboards, one bedroom remains without.

The family...

## Features

**Pets Allowed**                      Yes

### Interior

Bedrooms	4
Bathrooms	2
Kitchens	1
Recep. Rooms	3
Studies	1
Furnished	No

### Exterior

Garages	2
Carports / Parkings	2
Security	Yes
Pool	Yes
Views	False

### Sizes

Floor Size	231m <sup>2</sup>
Land Size	1,235m <sup>2</sup>

