



**Joanne L Crisp**  
Principal Property Practitioner  
Registered with PPRA  
(FFC 202 322 001 2)  
083 269 0881  
joanne@propcoresa.co.za

Contact Propcore Real Estate

010 0108719

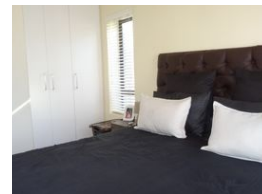
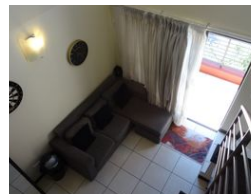
Oak Avenue Office Park  
376 Oak Avenue  
Ferndale  
Randburg  
2194

## 1 Bedroom Apartment For Sale in Fourways

NO TRANSFER DUTY



Web Ref RL7471



R815,000

1 1

**Monthly Bond Repayment** R8,274.12

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R28,244.00 **Bond Costs** R21,450.00

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

**Monthly Levy** R2,422 **Monthly Rates** R564 **Sectional Title Levy** R40

### Elegant One Bed Loft Apartment

Gorgeous One Bed Loft in Sought after Estate.

Modern open plan kitchen with Caesar-stone counter tops and lots of built in cupboards.

Living area downstairs has double volume ceilings and opens out onto a large balcony.

Spacious north facing bedroom with built in cupboards.

Full bathroom, with separate shower and a bath.

Upstairs is a tiled loft that opens out onto a roof top terrace with views over the estate and beyond.

Covered carport.

The estate boasts a large clubhouse, swimming pool, outdoor gym and children's jungle gym. Excellent security at the entrance and patrolling. There is a natural wetland conservation area within the estate, brimming with birdlife - with wonderful walkways and a hide for bird watching.

### Features

#### Interior

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

#### Exterior

Carports / Parkings	1
Security	Yes
Pool	Yes
Views	False

#### Sizes

Floor Size	85m <sup>2</sup>
------------	------------------

#### Extras

Balcony Built in Wardrobes Carport Communal Braai Area Dishwasher Connection Guard House Washing Machine Connection Fenced Pool outdoor gym jungle gym

