

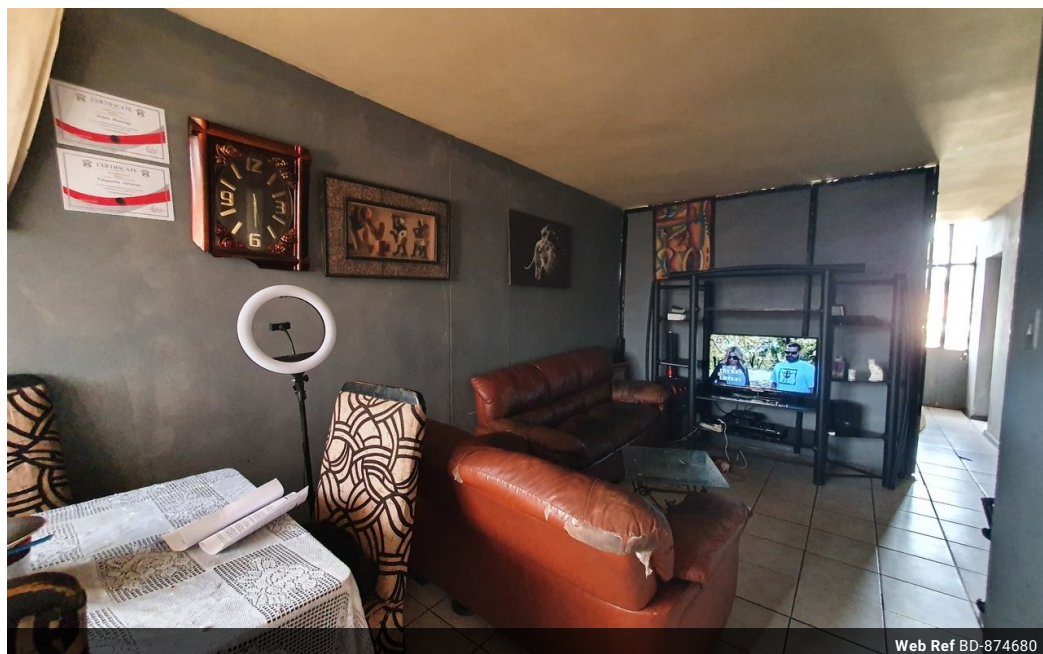


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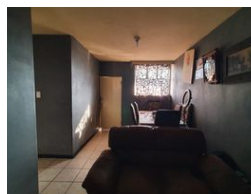
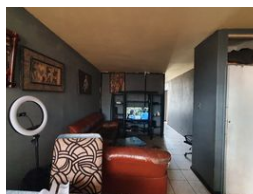
Contact Head Office (JHB,  
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Unit 6 & 8 Rotherfield Trust  
23 Rotherfield Road  
Plumstead  
7800



Web Ref BD-874680



**R355,000**

1.5 1

**Monthly Bond Repayment** R3,664.27

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R16,806.00 **Bond Costs** R11,960.00

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

**Monthly Levy** R1,725 **Monthly Rates** R102

### THE INVESTMENT WITH GOOD EARNING POTENTIAL!!!

Here we have a spacious 72 sqm 1.5 bedroom apartment. This flat is in fair condition on the 6th floor. With a large sitting room which has been partitioned, this is a bonus for extra rental income, and has an enclosed balcony which is used as a half room. The main bedroom is very big and has built-in cupboards. The kitchen is neatly fitted.

This apartment block has a spacious reception at the entrance. The lifts are in working condition. The security guards are on-site 24hrs. Access into the block is controlled with the use of a tag.

The building is located in Steve Biko Street, Sunnyside. The Shops and the petrol station are just across the street. Sunny Park Mall is just a block away from the building on Esselen Street. Good access to transport.

Estimated Monthly Levy – R 1 726 per month.

Estimated Monthly...

### Features

#### Interior

|              |     |
|--------------|-----|
| Bedrooms     | 1.5 |
| Bathrooms    | 1   |
| Recep. Rooms | 1   |

#### Exterior

|                     |     |
|---------------------|-----|
| Carports / Parkings | 1   |
| Security            | Yes |
| Pool                | No  |

#### Sizes

|            |                  |
|------------|------------------|
| Floor Size | 72m <sup>2</sup> |
|------------|------------------|