



**Marieta Erasmus**

Non-Principal Property  
Practitioner  
Registered with PPRA  
(FFC 002 125 0)

0832691340

marieta@cleproperties.co.za

Contact Head Office - Kempton  
Park

011 9758537

12 Duffton Way  
Aston Manor  
Kempton Park



Web Ref 6945526



## R920,000

2 2

**Monthly Bond Repayment** R9,340.11

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R30,412.00 **Bond Costs** R23,335.00

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

**Monthly Levy** R1,266 **Monthly Rates** R433

### Discover the Perfect Blend of Comfort and Modern Living

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Spacious modern kitchen with granite tops and gas stove.

2 Spacious bedrooms with main an-en-suite.

2 Modern bathrooms one full bath and the other one with a shower.

Convenient storeroom for extra storage space.

Energy efficient solar geyser for reduced bills.

An inverter back up system during outages.

Pre -paid electricity meter.

2 Cover carports and plenty visitors parking.

Pet-friendly and kids play area.

24 hr Security with a guardhouse, access control and electric fence around complex.

Schedule a viewing today.

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	2
Bathrooms	2
Kitchens	1
Recep. Rooms	2

#### Exterior

Carports / Parkings	2
Security	Yes
Pool	No

#### Sizes

Floor Size	79m <sup>2</sup>
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