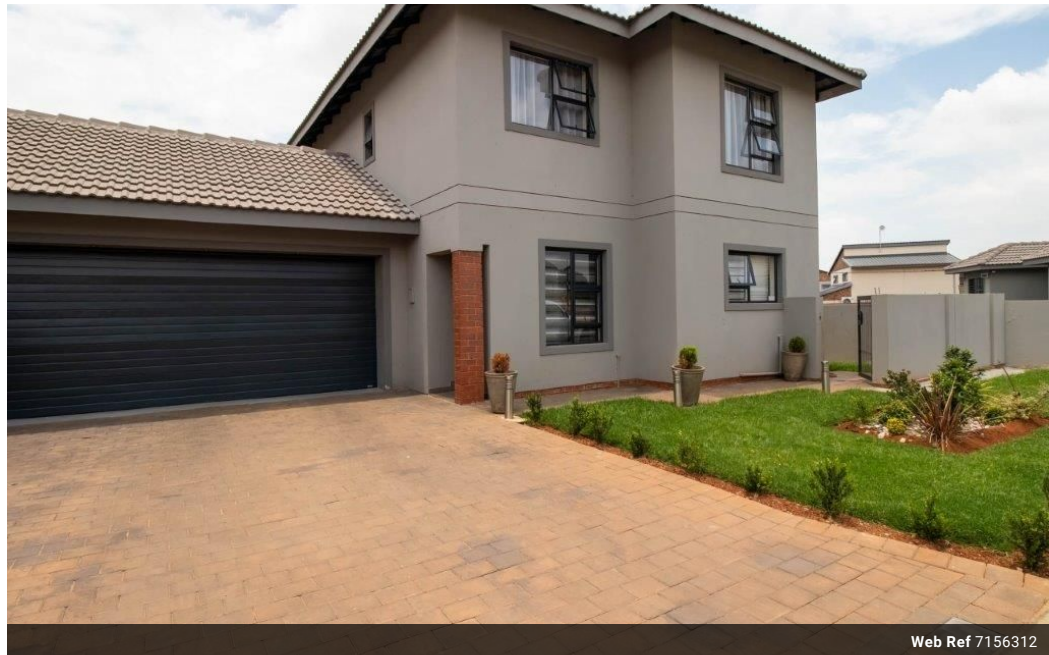


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12 Duffton Way  
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Kempton Park



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## R2,300,000

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**Monthly Bond Repayment** R23,350.27

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R98,138.00 **Bond Costs** R36,530.00

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

**Monthly Levy** R1,000 **Monthly Rates** R1,536

### Discover the Sparkle of Modern Living

Discover the Sparkle of Modern Living

Step into luxury with this magnificent north-facing 3-bedroom, 3-bathroom cluster home in the heart of Pomona, Kempton Park. This home effortlessly combines elegance with comfort, featuring an open plan living and dining area perfect for entertaining, or for when you just want to binge-watch your favorite series without missing a beat.

The kitchen is any chef's dream—equipped with high-end finishes, a full gas stove, and plenty of room to create culinary masterpieces (or to just toast a cheese sandwich in style). You might even find yourself hosting a "Chopped" challenge just to show it off!

Venture outside to your private garden oasis—a serene retreat perfect for memorable braais with friends, or to practice your stand-up comedy routine for the local flora and fauna.

Your...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	3
Bathrooms	2.5
Kitchens	1
Recep. Rooms	3

#### Exterior

Garages	2
Carports / Parkings	2
Security	Yes
Pool	No

#### Sizes

Floor Size	293m <sup>2</sup>
Land Size	296m <sup>2</sup>