



**Kobus Erasmus**  
0727200556  
kobus@koalet.co.za

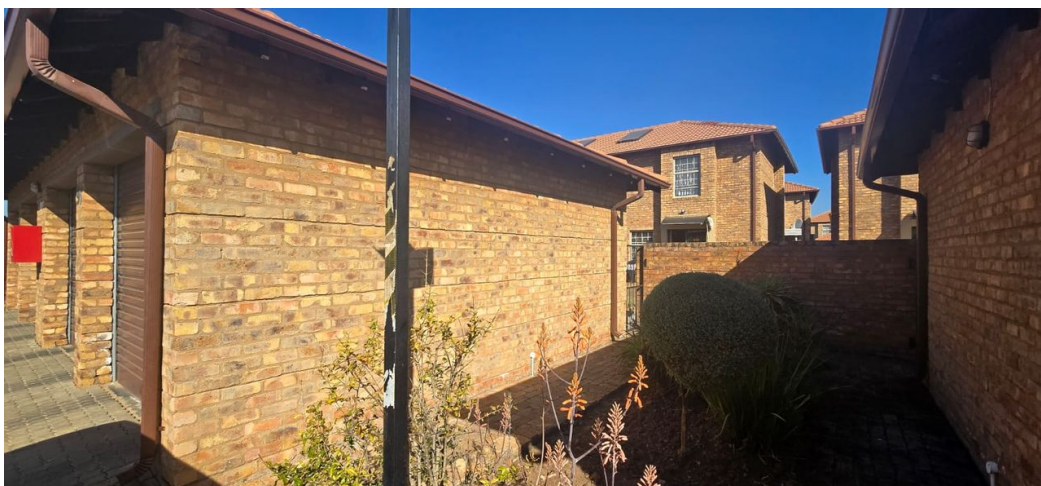
Contact Pretoria

082 326 1932

555 Jennings Street  
Dasport  
Pretoria  
0082

## 3 Bedroom Townhouse For Sale in Annlin

### FEATURED



Web Ref RL9935



R1,100,000

3 2.5 2

**Monthly Bond Repayment** R11,167.52

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R32,749.00 **Bond Costs** R25,220.00

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

**Monthly Levy** R1,000 **Monthly Rates** R1,500

### Modern 3-Bedroom Townhouse in Clivia Complex – Ideal Investment Opportunity

#### Modern 3-Bedroom Townhouse in Clivia Complex – Ideal Investment Opportunity

Located in the sought-after Clivia Complex, this stylish 3-bedroom, 2.5-bathroom townhouse offers the perfect blend of comfort, convenience, and long-term value. Whether you're a first-time buyer or looking to expand your investment portfolio, this property ticks all the boxes.

The home features a spacious open-plan living and dining area, a well-appointed kitchen with quality finishes, and a guest toilet downstairs for added convenience. Upstairs, you'll find three well-sized bedrooms, including a main en-suite, as well as a second full bathroom.

Enjoy the added benefits of a double garage, private garden space, and secure complex living with access control and well-maintained communal areas.

#### Key Features:

3 Bedrooms | 2.5 Bathrooms

Double

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	3
Bathrooms	2.5
Kitchens	1
Recep. Rooms	2
Studies	1
Furnished	No

#### Exterior

Garages	2
Security	Yes
Pool	No
Views	False

#### Sizes

Floor Size	100m <sup>2</sup>
Land Size	130m <sup>2</sup>

