

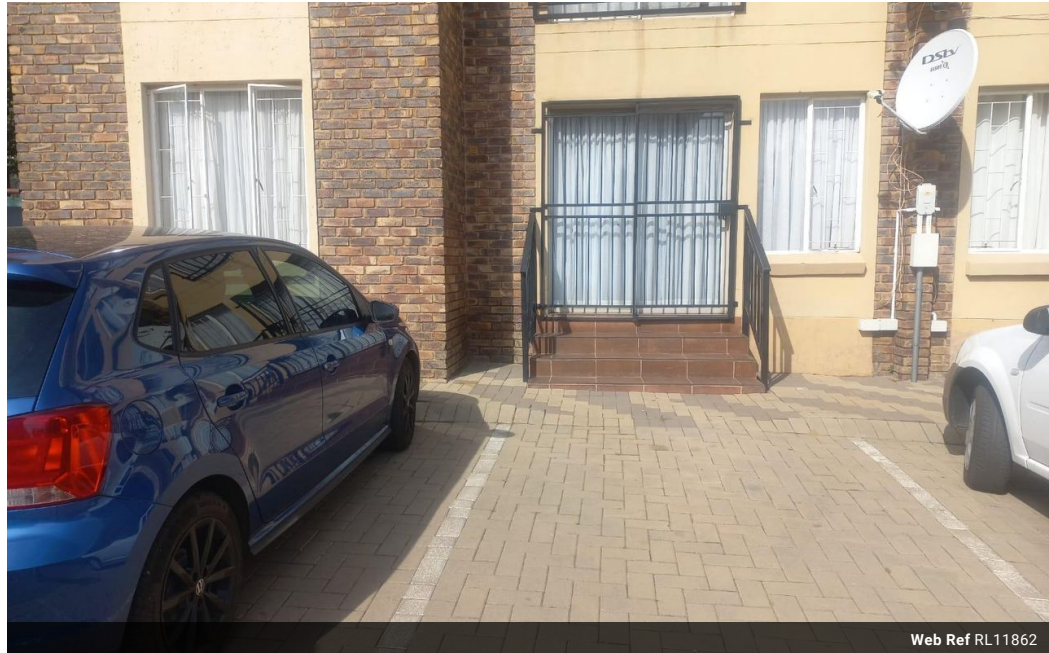


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146 Willem Botha Street  
Wierda Park  
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Web Ref RL11862



**R700,000**

2 1

**Monthly Bond Repayment** R7,106.60

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R23,730.00 **Bond Costs** R17,680.00

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

**Monthly Levy** R2,025 **Monthly Rates** R374

Calling all investors and first time buyers !!!

Make this investment opportunity yours to own today !!!

This neat and cosy home is situated on the ground floor, as one enters the spacious open plan living areas leading to the kitchen, boast a lovely wooden cupboards, breakfast nook, 2 electrical points, granite tops and fully tiled. Lots of sun light entering the 2 huge bedrooms, built in cupboards and tiles, both sharing a spacious bathroom and fully tiled.

This unit comes with 1 undercover parking & plenty of visitors parking. Currently tenanted with rental income.

The Estate is complete with 24 hour patrolling guards, beautiful entertainment area with pool, tennis court, kiddies play ground and clubhouse.

Kosmosdal also offers easy access to the N1 and N14, for commuters travelling by car to either Pretoria, Midrand, Kempton Park, Johannesburg,...

## Features

### Interior

Bedrooms	2
Bathrooms	1
Kitchens	1
Recep. Rooms	2

### Exterior

Carports / Parkings	1
Security	Yes
Pool	Yes
Views	Yes

### Sizes

Floor Size	68m <sup>2</sup>
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