



**Pierre Mouton -  
Montana & Montana  
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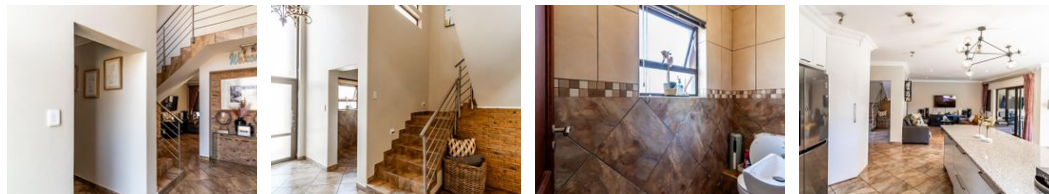
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5 Portofino,  
753 Old Farm Road,  
Faerie Glen  
Pretoria

SOLD



Web Ref RL14334



**R2,950,000**

**Monthly Bond Repayment** R30,449.56  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R156,055.00    **Bond Costs** R42,185.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

 4     2.5     2

**Monthly Levy** R1,050    **Monthly Rates** R1,100

### Beautiful double storey 3 bedroom, home in Rose Acres Estate, Montana

You will be the envy of friends and family in this beautiful home in a quiet, cul-de-sac, in safe and popular Rose Acres Estate. The double storey home welcomes you through a huge glass door into a double volume entrance hall, providing access to the double garage, a guest wc and a bonus room to be used as a 4th bedroom, games room or office. Tucked away behind a stylish, cladded wall is the and the rest of the down stairs space. The open plan living area is spacious with enough room for a dining room and lounge. A luxurious, new and modern kitchen with durable granite counter tops, perfect design and loads of storage is complimented with a full scullery. The entertainment opportunity is further enhanced by access to the enclosed patio with built in braai, space for a crowd and access to a large back yard waiting for your...

### Features

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	4	Garages	2	Floor Size	287m <sup>2</sup>
Bathrooms	2.5	Carports / Parkings	1	Land Size	538m <sup>2</sup>
Kitchens	1	Security	Yes		
Recep. Rooms	2	Pool	No		

