



**Simone Tredoux**  
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Contact Cape Town Atlantic  
Seaboard & City Bowl

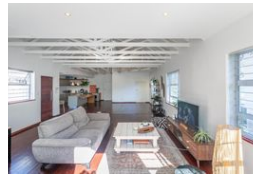
021 434 8755

106 Old Cape Quarter Building, 72 Waterkant  
Street, De Waterkant,  
Cape Town 8001



SOLE MANDATE

Web Ref CACB-6190



**R3,495,000**

1 2

**Monthly Bond Repayment** R36,074.98

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R221,164.00 **Bond Costs** R47,840.00

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

**Monthly Rates** R1,555

Lofty Living

Situated in an exciting urban environment. The block is small and was built in a charming era where wooden floors, high ceilings and thick walls was the order of the day.

Features:

- Airbnb Friendly
- Walking distance to Kloof Street Lifestyle Center
- Triple volume
- Wooden Floors
- Sunny Deck
- Spacious Bedroom
- Opportunity to add another Bedroom
- Open Plan
- 1 Parking Bay behind electronic gate

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	1
Bathrooms	2
Recep. Rooms	2
Furnished	No

### Exterior

Carports / Parkings	1
Security	Yes
Pool	No
Views	No

### Sizes

Floor Size	109m <sup>2</sup>
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