

# R999,000



## Modern Ground-Floor Gem in The Block Apartments – Stylish, Secure Living in Bellville!

This apartment combines modern living with strategic location benefits, making it a valuable investment or a comfortable home. Apartment Features • Two spacious bedrooms with built-in cupboards • Fully tiled interior for low maintenance • Open-plan lounge and kitchen with granite countertops • Built-in 4-plate stove and space for two appliances • Bathroom featuring both bath and showerhead • Prepaid electricity and water meters • Fibre and DSTV ready • One allocated parking bay • Exclusive use garden area for ground-floor units Estate Amenities • 24-hour security with biometric access control • Electric fencing surrounding the complex • Communal gardens, braai areas, and kids' play zones • On-site tuck shop and laundry facilities • Certified Green Building with approximately 20% savings on water and electricity Situated in Bellville South, the estate offers: • Proximity to University of the Western Cape (UWC) and Cape Peninsula University of Technology (CPUT) •

### Features

#### Interior

Bedrooms	2
Bathrooms	1
kitchen	1

#### Exterior

Garages	2
Security	Yes
Pool	Yes

#### Sizes

Floor Size	46 m <sup>2</sup>
Land Size	20211 m <sup>2</sup>



### Ben Cloete - Profile

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