

# R785,000

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## Fabulous freehold in Fourleaf Estate!

Own this property for only R 7476 p/m on a 30 year bond term at 11,00% interest rate. If you're looking for a great investment, starting out / scaling down - look no further! This modern 3-bedroom 1-bathroom tenanted unit within a secure estate which is currently able to yield a monthly rental return of approximately R 7800. Rates, taxes and levies together only add up to just over R1500 p/m. (approximately R750 each) The property is tiled throughout, and features a built in electric stove and oven, granite tops, built in cupboards, bathroom with shower over bath, built in braai, built carport, paved driveway, enclosed back garden. Security at the estate includes electric fencing around the estate, 24-hour security and surveillance cameras in each corner of each park. There are also recreational areas for children to keep themselves entertained in a safe environment. Fourleaf Estate is a freehold cluster which means that there is a homeowners association in place but no

## Features

### Interior

Bedrooms 3  
Bathrooms 1  
kitchen 1

### Exterior

Garages 3  
Security Yes  
Pool Yes

### Sizes

Floor Size 61 m<sup>2</sup>  
Land Size 400 m<sup>2</sup>



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