



Riaan Viljoen  
0828222798  
riaan.viljoen@homeandhectare.com

Contact Home and Hectare  
Western Cape

041 581 1744

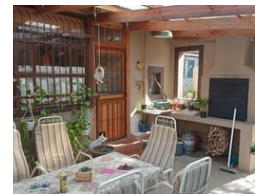
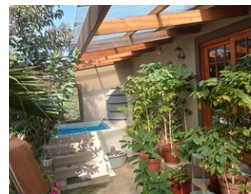
43b 6th Avenue  
Walmer  
Port Elizabeth

3 Bedroom Freehold For Sale in Koringberg



SOLE MANDATE

Web Ref RL5585



**R3,200,000**

3 2.5 2

**Monthly Bond Repayment** R32,487.33

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R184,379.00 **Bond Costs** R44,070.00

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

**Monthly Rates** R1,500

Farm -style double storey home in Koringberg .

This beautifully renovated home offers a perfect blend of comfort, nature, and functionality. Key features include:  
Interior: Renovated Oregon pine floors and doors add warmth and character, creating a cozy, inviting atmosphere. Spacious living areas lead to a charming verandah that overlooks a lush, landscaped garden, filled with the sounds of wild birds.  
Outdoor Features: A purpose-built dam and koi pond enhance the serene environment, alongside a habitat for chickens and geese. The property also features a stone-walled vegetable garden, supplying fresh produce right to the kitchen.  
Recreational & Relaxation Spaces: The back stoep includes a private, walled splash pool, ideal for cooling off during hot summer days.  
Storage & Parking: Two garages with space for 4 cars and three additional rooms dedicated to storage ensure...

## Features

Pets Allowed		Yes			
Interior		Exterior		Sizes	
Bedrooms	3	Garages	2	Floor Size	500m <sup>2</sup>
Bathrooms	2.5	Carports / Parkings	3	Land Size	1,388m <sup>2</sup>
Kitchens	1	Security	Yes		
Recep. Rooms	3	Pool	Yes		
Studies	1	Views	True		
Furnished	No				

## Extras

Central A/C & Heating Balcony Built-in Kitchen Appliances Covered Parking Pets Allowed  
Private Pool Security Barbecue Area Alarm System Borehole Closed Circuit TV Driveway Total

