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43B - 6th Avenue  
Walmer  
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6070

4 Bedroom House For Sale in Theescombe



Web Ref RL5622



**R4,990,000**

4 2.5 2

**Monthly Bond Repayment** R50,659.92

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R401,245.00 **Bond Costs** R61,035.00

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

### 4-bedroom Fixer-Upper Home with Great Potential

Discover the perfect blend of comfort, convenience, and tranquility in the sought-after suburb of Heatherbank. This expansive property offers a rare opportunity to own a home nestled in a serene area of small holdings, just minutes away from local amenities.

This property boasts "good bones" and offers a fantastic opportunity for those ready to invest in a renovation project. This property with the spacious layout is perfect for buyers with a vision. It requires a lot of TLC including plumbing, electrical and cosmetic enhancements, but the essential structure is sound and ready for your person touch.

- Generous Erf Size: providing ample space and room to relax or an opportunity to sub divide the land into a few additional properties

- Welcoming Spacious Entrance

- Formal Lounge & Library: Spacious formal lounge...

### Features

#### Interior

Bedrooms	4
Bathrooms	2.5
Kitchens	1
Recep. Rooms	3
Furnished	No

#### Exterior

Garages	2
Carports / Parkings	2
Security	No
Pool	Yes
Views	False

#### Sizes

Floor Size	350m <sup>2</sup>
Land Size	6,990m <sup>2</sup>

