



# 4 Bedroom House For Sale in Blue Valley Golf Estate



**Thandi Kgatshe**  
 082 938 4552  
 thandi@mandated.co.za

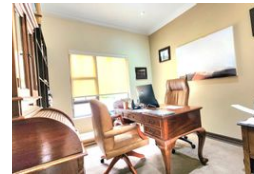
Contact Mandated Property Group

010 1094750

Thornhill Office Park  
 Building 10  
 84 Bekker Rd  
 Vorna Valley  
 Midrand  
 1686



Web Ref RL8198



R4,300,000

4 3 2

**Monthly Bond Repayment** R44,384.10  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R318,841.00 **Bond Costs** R55,380.00  
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R2,500 **Monthly Rates** R1,999

## ABSOLUTELY STUNNING HOME

### 1. A Spacious Gem for the Perfect Family Lifestyle

This absolutely stunning home is waiting for a family that craves freedom, space, and a sanctuary to call their own. If you're looking for a large home with ample room for all generations to relax and connect, this property is the perfect match.

#### Key Features:

##### o Three Bedrooms:

The master bedroom is an executive suite designed for all seasons. Enormous in size, it opens onto a vast private balcony with breathtaking views of the estate and garden.

On each side, two additional bedrooms are located, offering privacy and comfort for family members.

The home boasts an open-plan design featuring two lounges, a dining area, and a modern kitchen with a scullery and plenty of cupboard space.

A private lounge, and a double patio overlooks a manicured garden and a sparkling pool...

**Pets Allowed** Yes

**Interior**  
 Bedrooms 4  
 Bathrooms 3  
 Kitchens 1  
 Recep. Rooms 4  
 Studies 1  
 Furnished No

**Exterior**  
 Garages 2  
 Carports / Parkings 2  
 Security Yes  
 Dom. Accom. 1  
 Pool Yes  
 Views True

**Sizes**  
 Floor Size 320m<sup>2</sup>  
 Land Size 912m<sup>2</sup>