



## 2 Bedroom Apartment For Sale in Warner Beach



**Lisinda Visser**  
079 797 0197  
lisinda@mandated.co.za



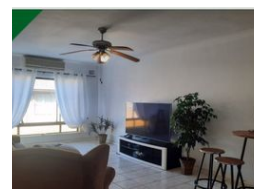
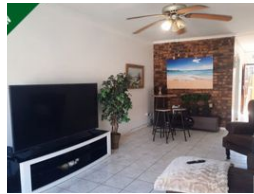
**Henriette Dunn**  
0693202426

henriette@mandated.co.za

Contact Mandated Property Group

010 1094750

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



R1,050,000

2 1 1 1

**Monthly Bond Repayment** R10,837.98  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R32,749.00    **Bond Costs** R25,220.00

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

**Monthly Levy** R1,650    **Monthly Rates** R760

### Investment Opportunity: Modern Ground Floor Apartment on the South Coast KZN

Are you an investor looking for an excellent property with fantastic rental potential? Look no further! We have the perfect opportunity for you on the South Coast of KwaZulu-Natal. This Duplex presents a front garden space and it is well positioned in a corner thus no passer by your front door and hence more privacy than other units.

#### Key Features:

2 Spacious Bedrooms – Comfortable living with ample space for tenants or your own use.

1 Modern Bathrooms – Enjoy the convenience and privacy with well-appointed bathrooms.

Private Garden – A beautifully landscaped garden, ideal for relaxation or outdoor entertainment.

Ground Floor Convenience – Easy access and no need to worry about stairs.

Enclosed Balcony – A versatile space with large aluminium sliding windows, perfect for lounging, smoking, or as a 1/2 bedroom.

Granite Kitchen...

**Pets Allowed** Yes

#### Interior

Bedrooms	2
Bathrooms	1
Kitchens	1
Recep. Rooms	2
Furnished	No

#### Exterior

Garages	1
Carports / Parkings	2
Security	Yes
Pool	No
Views	True

#### Sizes

Floor Size	78m <sup>2</sup>
Land Size	3,416m <sup>2</sup>

#### Extras

24 Hour Access Balcony Room Bath, Toilet and Basin Balcony Built in Wardrobes Coastal Beach Basin Cooling Fans Curtain Rails Dishwasher Connection En Suite Garden Garden Services Granite Tops Near Bus Service Open Plan Kitchen Security Complex Scullery Tiled Floors Under Counter Oven Secure Parking

