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Contact Mandated Property Group

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

## 8,500m<sup>2</sup> Small Holding For Sale in Glen Austin AH



Web Ref RL8042



**R3,799,000**

4 3 2

**Monthly Bond Repayment** R39,212.84  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R256,772.00 **Bond Costs** R49,725.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R1,570

### 4 Bedroom House For Sale in Glen Austin

BUSINESS/RESIDENTIAL OPPORTUNITY ON DALE, MIDRAND  
CALLING ALL SERIOUS BUYERS TO COME AND NEGOTIATE!!!!

This is located on Dale Road in Glen Austin and is perfect for a business seeking new premises. The land is approximately 9500m<sup>2</sup> right in the Commercial Belt but is not yet rezoned. It boasts a larger-than-average land size, two entrances, and vast open space for buildings, a warehouse, or whatever your business needs it for.

The floor area is approximately 300m<sup>2</sup> and offers 4 bedrooms/office, 3 bathrooms, and a spacious kitchen, 2x lounges/reception/open-plan offices, study, and formal lounge. It is a great entertainment area with a pool for company functions, a double automated garage, and staff accommodation. Dale Road is on the main road with plenty of passing traffic, easy access to N1 highways, and close to shopping...

**Pets Allowed** Yes

#### Interior

Bedrooms	4
Bathrooms	3
Kitchens	1.5
Recep. Rooms	3
Studies	1
Furnished	No

#### Exterior

Garages	2
Carports / Parkings	4
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	False

#### Sizes

Floor Size	350m <sup>2</sup>
Land Size	8,500m <sup>2</sup>

