



**Dewald van Deventer**

Non-Principal Property Practitioner  
Registered with PPRA (FFC 122 262 2)  
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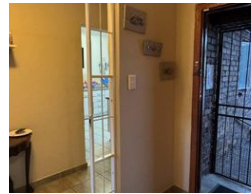
Contact Head Office - Kempton Park

011 9758537

12 Duffton Way  
Aston Manor  
Kempton Park



Web Ref 6876372



**R1,150,000**

 3  1.5  1

**Monthly Bond Repayment** R11,870.17

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** R1,273 **Monthly Rates** R932

### 3 BEDROOM TOWNHOUSE FOR SALE IN BIRCHLEIGH NORTH

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This charming 3-bedroom townhouse offers a perfect blend of comfort and convenience. With a spacious lounge and a bright dining room featuring a skylight, you'll enjoy plenty of natural light throughout the home. The kitchen is well-appointed, making meal preparation a breeze. There is also a neat and private garden, ideal for relaxing or entertaining, along with a cozy braai area for those lovely outdoor evenings. The property includes 1 and a half bathrooms and a single garage, providing both practicality and ease of living. Don't miss out on this fantastic opportunity! Contact Dewald today to schedule your viewing.

#### Features

##### Interior

Bedrooms	3
Bathrooms	1.5
Kitchens	1
Recep. Rooms	2

##### Exterior

Garages	1
Security	No
Pool	No

##### Sizes

Floor Size	123m <sup>2</sup>
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