



**Dewald van Deventer**

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Web Ref 6945312



**R1,250,000**

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**Monthly Bond Repayment** R12,902.35  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R41,527.00 **Bond Costs** R32,064.50

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

**Monthly Rates** R1,220

### Charming 3-Bedroom Home for Sale in Birchleigh, Kempton Park!

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Step into comfort and space with this delightful 3-bedroom home, perfectly designed for family living and entertaining. Nestled in the heart of Birchleigh, this property offers a fantastic opportunity to create your dream home in a prime location!

Key Features:

3 Well-Sized Bedrooms – Offering plenty of natural light and room to relax. The master bedroom boasts its own en-suite bathroom for ultimate privacy.

2 Bathrooms + Guest Toilet – A well-appointed main bathroom, a private en-suite, and an additional guest toilet ensure convenience for the whole family.

Spacious Living Areas – Enjoy the freedom of a huge lounge perfect for entertaining or cozy family nights, seamlessly flowing into a dedicated dining room for memorable meals.

Functional Medium-Sized...

### Features

**Pets Allowed** Yes

**Interior**  
Bedrooms 3  
Bathrooms 2.5  
Kitchens 1  
Recep. Rooms 4

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

**Sizes**  
Land Size 990m<sup>2</sup>