



**Amy Gopal**

Non-Principal Property  
Practitioner  
Registered with PPRA  
(FFC 115 188 7)

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Contact Sandton

011 7894448

Huizemark Block 2A  
Bryanston Gate Office Park  
170 Curzon Road  
Bryanston  
2191



**R1,675,000**

3 2 1

**Monthly Bond Repayment** R17,005.08

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R53,539.00

**Bond Costs** R30,875.00

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

**Monthly Levy** R3,301

**Monthly Rates** R1,149

### Retiring or over 50years looking for a Lifestyle Property

Then this is the one!

A tranquil, comfortable opportunity awaits you in the Olivedale Retirement Village.  
Offering 3bedrooms and 2bathrooms, open plan living area, its own garden and patio for relaxation.  
Cozy granite kitchen, with Aircon and skylight, offering 2 wet appliances connections  
Neat back courtyard area with private washing lines.

Units additional features...

4 Solar Panels with

Inverter

Geyser on a heat pump system

Fibre to the unit

Great Security,

Secure parking for visitors,

Proximity to Olivedale Corner

Gardens are maintained

Prepaid Electricity

Standard Levy R3 301,64

Total Levy +/-R4744 - includes (Csos, effluent & Telephone {access gate} and kitchen facilitation)

Rates + Pikitin R1 300 60 currently

### Features

Pets Allowed		Yes			
Interior				Sizes	
Bedrooms	3			Floor Size	106m <sup>2</sup>
Bathrooms	2			Land Size	106m <sup>2</sup>
Kitchens	1				
Recep. Rooms	1				
Exterior					
Garages	1				
Security	No				
Pool	Yes				