



**Gail Mather**

Non-Principal Property  
Practitioner  
Registered with PPRA  
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Contact **Sandton**

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

NEW



SOLE MANDATE

Web Ref 7113308



**R5,500,000**

 4  2.5

**Monthly Bond Repayment** R55,837.59

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R462,807.00 **Bond Costs** R65,785.00

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

**Monthly Rates** R4,583

## 4 Bedroom House For Sale in Bryanston

Versatile Home and Office Opportunity in Prime Bryanston Enclosure

Positioned on an expansive 3,200sqm stand within a sought-after boomed-off street in Bryanston, this exceptional property presents an outstanding opportunity for those seeking a seamless blend of residential luxury and work-from-home functionality.

The main residence offers generous proportions and a practical yet elegant layout. Accommodation comprises four spacious bedrooms and three well-appointed bathrooms. Expansive living areas include a formal lounge, a dining room perfect for entertaining, and a large family kitchen with scullery and separate laundry, catering comfortably to modern family living.

Attached to the residence are four fully functional offices — ideal for professionals or entrepreneurs requiring dedicated workspace, consulting rooms,...

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	4
Bathrooms	2.5
Kitchens	1
Recep. Rooms	5
Studies	2

### Exterior

Security	Yes
Pool	No

### Sizes

Land Size	3,248m²
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