



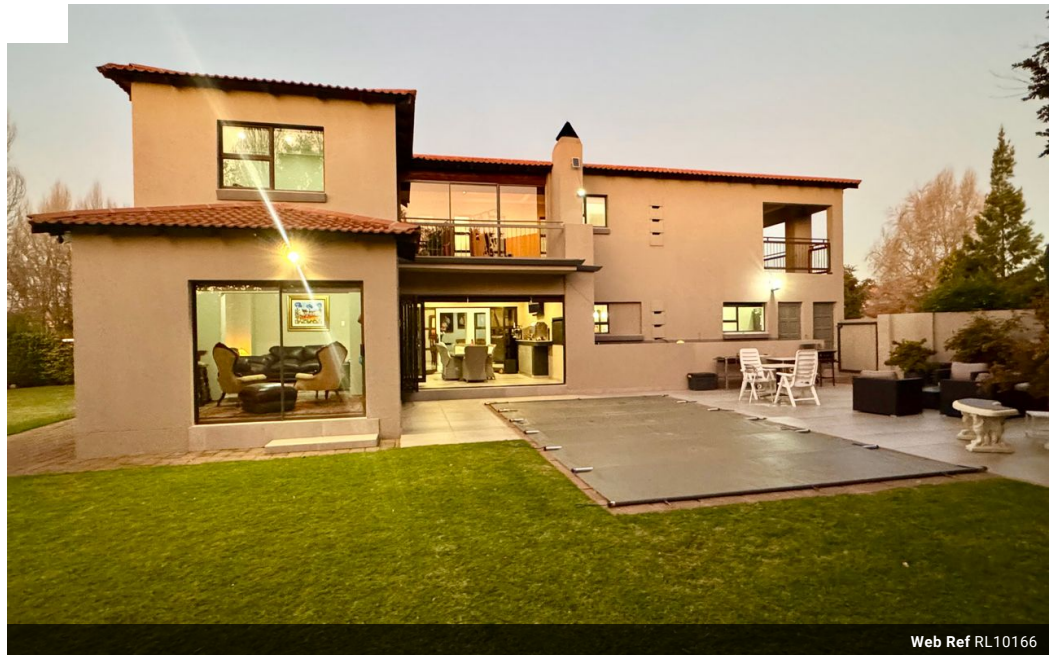
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Contact Mandated Property Group

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

## 3 Bedroom House For Sale in Woodland Hills Wildlife Estate



Web Ref RL10166



R3,990,000

3 3.5 3

Monthly Bond Repayment R39,835.36

Calculated over 20 years at 10.5% with no deposit.

Transfer Costs R280,091.00 Bond Costs R51,610.00

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

Monthly Levy R2,006 Monthly Rates R4,163

### Peaceful Cul-de-Sac Living with Exceptional Amenities.

Nestled in a serene cul-de-sac, this beautifully maintained home offers an unbeatable location just a short stroll from scenic hiking trails, tennis courts, a bowling green, and a nearby convenience centre.

Inside, spacious open-plan living areas are thoughtfully designed for both relaxed everyday living and effortless entertaining. The inviting formal lounge flows into a dining area and a well-equipped kitchen, which seamlessly connects to an indoor entertainment space with a built-in braai. A cosy TV lounge leads to a light-filled sunroom – perfect for year-round enjoyment.

Upstairs, a flexible space awaits, ideal as a home gym or private study, complete with its own balcony. The luxurious main bedroom features an elegant en-suite bathroom, a walk-in dressing area, and a private balcony. Two additional bedrooms – one...

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	3	Garages	3	Floor Size	375m <sup>2</sup>
Bathrooms	3.5	Security	Yes	Land Size	1,222m <sup>2</sup>
Kitchens	1	Pool	Yes		
Recep. Rooms	3	Views	True		
Furnished	No				

#### Extras

24 Hour Access 24 Hour Response Estate Wildlife Estate Security Estate Cul\_De\_Sac  
Freestanding Double Storey Fibre Auto Cleaning Equipment

