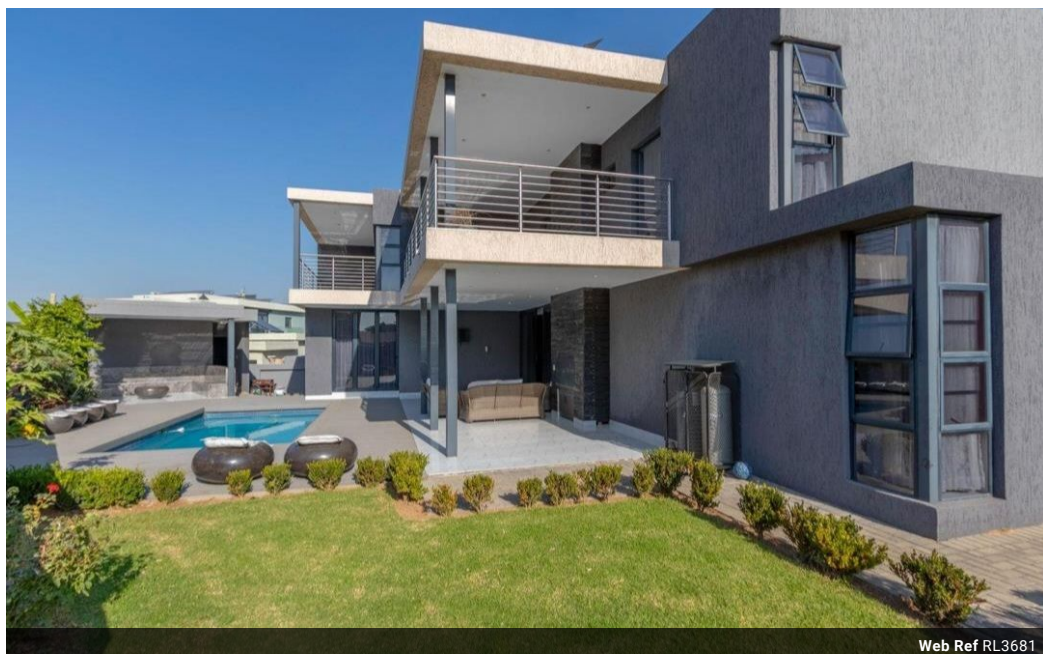


Joey Alston  
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Contact Kempton Park

011 975 5911

Entrance 9,  
Gleneagles Office Park,  
Koorsboom Ave,  
Glen Erasmia x22,  
Kempton Park,  
1619



Web Ref RL3681



R6,700,000

7 7 2

**Monthly Bond Repayment** R68,020.34

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R600,766.00 **Bond Costs** R70,535.00

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

**Monthly Rates** R2,976

## House for sale in Swallow Hills

Modern Family Home in Swallow Hills Estate

Step into luxury with this beautifully designed modern home in the sought after Swallow Hills Estate. The spacious open-plan layout features a stylish kitchen with a scullery and pantry, flowing seamlessly into the expansive dining and lounge area, perfect for entertaining.

Downstairs, you'll find a primary bedroom with a full en-suite bathroom, a guest bathroom, and a versatile office space that can serve as an additional bedroom.

Upstairs offers a well appointed layout with two bedrooms sharing a Jack-and-Jill bathroom a office that could double as a bedroom or lounge, a third bedroom with its own full bathroom, and a luxurious main suite complete with a large walk-in closet and full bathroom.

The exterior is just as impressive, featuring a generous outdoor room with a bathroom...

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	7
Bathrooms	7
Kitchens	1
Recep. Rooms	3
Studies	1
Furnished	No

### Exterior

Garages	2
Carports / Parkings	4
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	False

### Sizes

Floor Size	610m <sup>2</sup>
Land Size	920m <sup>2</sup>

