

# 16

## 5th Avenue



### Dale Kopping

Assistant

072 246 0451  
dale@lwp.co.za

### Barry Scott-Brown

Non-Principal Property  
Practitioner  
Registered with PPRA

082 777 2552  
barry@lwp.co.za

**LWP**  
PROPERTIES

WEB REF: RL4543

# R2,160,000

ERF SIZE: 977m<sup>2</sup>

FLOOR SIZE: 460m<sup>2</sup>

RATES AND TAXES: R1,743



4



2.5

Inviting buyers between R1,799 mill and R2,160 mill to view and negotiate!!

Enter from 2 street frontages (Double Stand) - adjacent to Sandringham Boys' High School! Imposing 2-storey home plus 2 income spinner cottages - helps pay bonds!

Wonderful characterful imposing double storey family home teeming in rich, happy memories and beautiful family values - In the best and most strategic position with 2 income-spinner cottages - makes this the best buy today!

All nestling in this beautiful, mature and wooded garden on a double stand. Enter to a separate entrance hall, ultra-spacious lounge and separate huge banquet-size dining rm/family rm - 4 bedrooms plus kids' playroom 2.5 bathrooms ...The most stunning inlaid "Rhodesian Teak" sanded and sealed parquet flooring and spectacular collectors Steel-pressed ceilings throughout

PLUS 2 Large income-spinner self-contained cottages - separate entrance & covered parking (one has a spacious, well-equipped "Pesach Kitchen" and Succah) - Fully walled and secure with loads of parking

Egoli Gas - R900 - R3300  
Normally - R1500 - R2000

HURRY! Won't be around for long!!

Whilst every care has been taken in the preparation of this listing, we cannot be held responsible for any errors or omissions which may occur.

