

# 37

## Zinnia Road



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# LWP

PROPERTIES

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## DON'T MISS OUT: A WONDERFUL HIDDEN GEM TO CALL HOME

WEB REF: RL4509

# R5,950,000

ERF SIZE: 10,000m<sup>2</sup>

FLOOR SIZE: 456m<sup>2</sup>

RATES AND TAXES: R3,750



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3



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This property will not be on the market long.

Inviting buyers to view and negotiate from 5 499 000 to 5 950 000

Pristine property embraced by nature. Set well back from the road at the end of a long driveway, this hidden gem of a home awaits on 1 ha (10 000sqm) . Simply bring your bags, move in, its ready for you to settle in and begin your dream life.

### Main house

Step into a spacious tiled, sunlit entrance hall which leads to a generously sized lounge featuring a wood-burning fireplace, and open planned dining room. The immaculate kitchen with gas stove and separate scullery provides both style and functionality.

The large, covered patio overlooks a serene, nature-filled garden with a koi pond and sparkling swimming pool. There is an additional covered pavilion in the garden, with further space to entertain and relax.

The tiled main bedroom offers ample space, featuring a sliding door to the garden, a walk-in wardrobe and luxurious full spa-like bathroom with additional outside shower. Two further spacious bedrooms with built in cupboards also open onto the garden through sliding doors. All the bedrooms are equipped with ceiling fans for comfort and lead out onto the garden. Included are two separate additional bathrooms, one with shower only and one with both a bath and shower.

A separate study, also with direct access to the garden, provides the flexibility to work from home or offers an ideal space for the kids to study and complete homework. The study can easily be converted into a fourth bedroom or TV room.

There is abundant storage throughout the home, including a large linen cupboard, ensuring that everything has its place. The home is well-insulated, providing cool comfort in summer and warmth during winter. Convenient access directly from the garage completes this thoughtfully designed home.

The area is fibre enabled, and the home is equipped with ethernet cables throughout ensuring reliable internet access. Wi-Fi coverage extends

