

606

Sagewood Ext 24 *Prelude Apartments*



Karabo Molefe

Candidate Property Practitioner

083 243 4369
karabo@lwp.co.za

Barry Scott-Brown

Non-Principal Property
Practitioner
Registered with PPRA

082 777 2552
barry@lwp.co.za

LWP

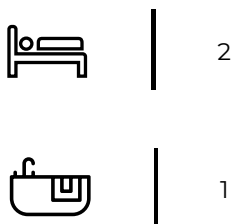
PROPERTIES

WEB REF: RL4733

ERF SIZE: 15,949m²

FLOOR SIZE: 57m²

LEVIES: R2,000



SMART & SECURE: 2-BED APARTMENT WITH BACKUP POWER & BIOMETRIC ACCESS.

R865,000

Inviting serious buyers to come view and negotiate from R839 000.

Welcome to this beautifully designed 2-bedroom, 1-bathroom apartment nestled in the secure Crescent Glades complex in Sagewood, Midrand. Perfect for first-time buyers, young professionals, or investors, this home offers a blend of modern finishes, natural light, and convenience.

Step into the apartment through a biometric access-controlled entrance, ensuring top-notch security. The modern kitchen features sleek grey cabinetry and flows effortlessly into a spacious open-concept lounge, which extends to a private balcony, ideal for relaxing or entertaining guests.

The north-facing spacious lounge is bathed in natural sunlight, giving the home a light, airy feel throughout the day.

Down the passage is a full bathroom, complete with both a shower and a bathtub, catering to all your needs. The main bedroom, also north-facing, is generously sized and comes with ample wardrobe space, while the second bedroom at the end of the passage offers comfort and versatility for guests, a child's room, or a home office.

The apartment is fully tiled, making cleaning a breeze. Enjoy peace of mind during load shedding with an electricity backup system, and benefit from prepaid electricity and water meters as well as a solar geyser, keeping your utility bills under control.

Crescent Glades provides:

- Excellent 24/7 security
- A clubhouse
- A well-maintained swimming pool for residents
- Proximity to top amenities including Blue Hills Mall, San Ridge Square, Carlswald Lifestyle Centre, and Mall of Africa
- Easy access to major roads leading to Pretoria and Johannesburg