

# 20D

## Margaret Ave



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# LWP

PROPERTIES

WEB REF: RL4542

ERF SIZE: 1,644m<sup>2</sup>

FLOOR SIZE: 384m<sup>2</sup>

RATES AND TAXES: R1,800

LEVIES: R1,500



4



3



2



## LUXURIOUS 4-BEDROOM DREAM HOME FOR SALE!

# R2,800,000

Inviting buyers between R2,399 mill and R2,7999 mill to view and negotiate!!

Welcome to this breathtaking 4-bedroom haven, showcasing exceptional features in perfect harmony. The picturesque patio, breathtaking views, and serene ambiance invite you to bask in tranquility and gaze at the sparkling pool

Set amidst a magnificent 1644 sq.m. landscaped wooded garden, this idyllic setting seamlessly blends indoors and outdoors. Imagine sipping morning coffee or enjoying sunset cocktails amidst nature's splendor.

Upon entering, the spacious entrance hall bathes you in soft golden light, exuding warmth and elegance. Perfectly positioned, it provides seamless flow to the 4 deluxe bedrooms, study, elegant lounge, separate dining room, and open-plan bar.

The heart of this stunning home is its exceptional kitchen, designed to delight culinary enthusiasts! With two spacious kitchens, granite tops, an oven, a gas stove, and a double sink, meal preparation is a breeze. The pantry offers practical storage for kitchen essentials.

Enjoy complete peace of mind with comprehensive security features, including:

- 10kw solar inverter and battery system with 10 solar panels
- Jojo tank for water storage
- Security beams for perimeter protection
- Armed response for rapid emergency assistance
- Air conditioning and irrigation system

This magnificent property offers the ultimate luxury living experience

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.