



**Steven McLaren**  
 Non-Principal Property Practitioner  
 Registered with PPRA (FFC 114 128 9)  
 083 2338888  
 steven@platinum.co.za

Contact Platinum Office

011 8058888

91 Carlswald Estate  
 Walton Road  
 Carlswald  
 Midrand  
 1684

FEATURED



Web Ref RL1926



R3,999,000

3 bedrooms, 3.5 bathrooms, 2 garages

**Monthly Bond Repayment** R41,277.21  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R280,940.00 **Bond Costs** R51,610.00  
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R2,350 **Monthly Rates** R3,000

3 bedroom home with study nook & staff accommodation - Summerset Estate, Summerset, Midrand

This Balinese inspired home is located in one of Midrand's most sought after estates, Summerset Estate. Located in the heart of Summerset/Carlswald, the estate offers ease of access to all local amenities & major routes. The home is primely located on a 2,277m2 stand & offers complete privacy from all neighbouring homes. The home provides the following features :

- 3 generously sized bedrooms, 2 of which are located upstairs while a guest suite is found on the ground floor. All 3 bedrooms are fitted with tiled floors & built-in cupboards. The master suite boasts a private PJ lounge as well as a walk-in dressing area. The master & second bedroom both provide access to a shared covered balcony which overlooks the garden.

- 3 neat bathrooms as well as a guest loo. The downstairs guest suite provides an en-suite bathroom with...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	3
Bathrooms	3.5
Kitchens	1
Recep. Rooms	3
Studies	0.5
Furnished	No

#### Exterior

Garages	2
Security	Yes
Dom. Accom.	1
Pool	Yes
Views	False

#### Sizes

Floor Size	466m <sup>2</sup>
Land Size	2,277m <sup>2</sup>

#### Extras

Balinese Balcony Paveway Security Gate Electric Garage Garden Freestanding Staff Quarters Domestic Rooms Double Storey Storeroom Wendy House North Wood Window Tiled Floors Gas Hob Fireplace Built in Wardrobes Jacuzzi Laundry Pantry Patio Walk In Closet

