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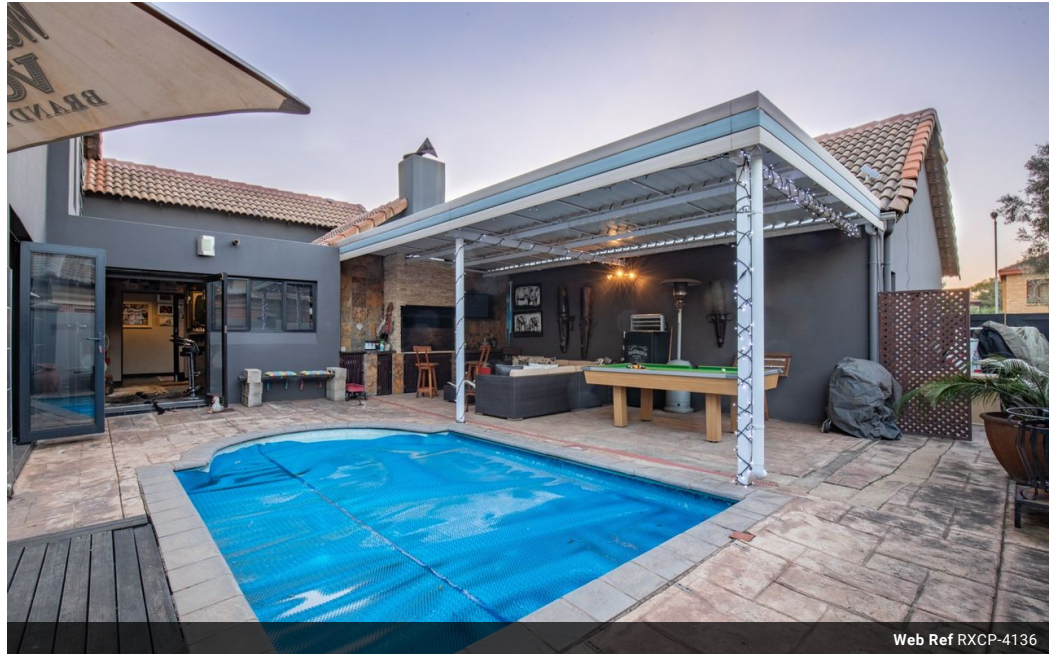
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Contact RE/MAX-Property Merchants (Mooikloof)

012 4801752

739 Blesbok street, Pretoria ,0002



Web Ref RXCP-4136



**R3,150,000**

3 3 3

**Monthly Bond Repayment** R32,513.93

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R178,879.00 **Bond Costs** R44,070.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R2,000 **Monthly Rates** R2,300

## House For Sale in Willow Acres, Pretoria

Nestled in the prestigious **Willow Acres Estate**, this **expansive family home** combines modern elegance with seamless indoor-outdoor living. A **grand entrance** welcomes you into a thoughtfully designed space, where a **large study** sits to your left, ideal for a home office. Adjacent to it, an **entertainment room with a built-in bar** sets the stage for unforgettable gatherings. The heart of the home is a **double-volume open-plan living, dining, and kitchen area**, creating a sense of grandeur and warmth. A **formal lounge**, positioned next to the main living space, opens directly onto the **pool area**, offering a perfect flow for entertaining. The **guest bedroom downstairs** boasts a **full...**

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	3
Bathrooms	3
Kitchens	1
Recep. Rooms	3
Studies	1

### Exterior

Garages	3
Pool	Yes
Views	Yes

### Sizes

Floor Size	378m <sup>2</sup>
Land Size	646m <sup>2</sup>