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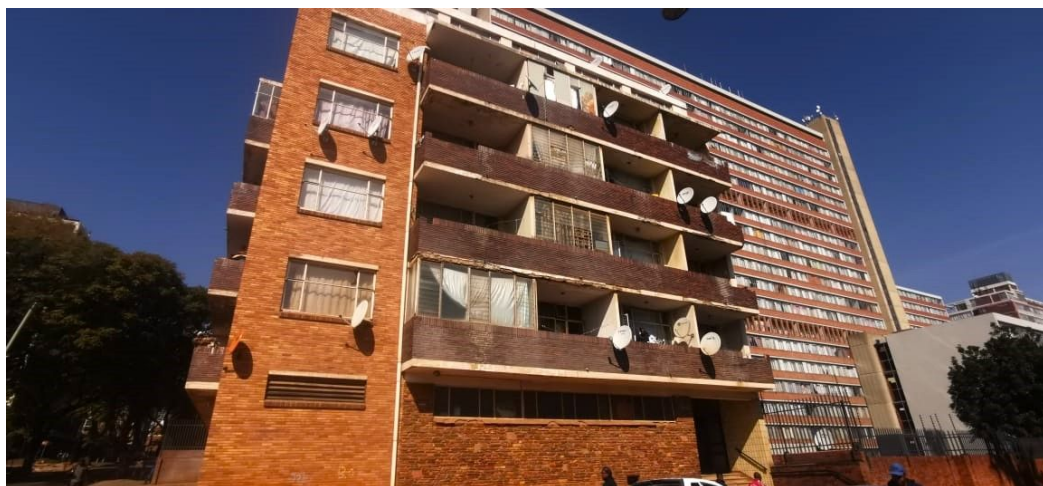
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Unit 6 & 8 Rotherfield Trust  
23 Rotherfield Road  
Plumstead  
7800



Web Ref AW-44075



**R315,000**

 2    1

**Monthly Bond Repayment** R3,251.39  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R16,346.00   **Bond Costs** R11,560.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R1,500

**TWO BEDROOM INCLUDING A ROOFTOP ROOM FIRST COME FIRST SERVE!!**

This spacious 114 sqm unit consists of two bedrooms with built in cupboards, lockable lounge currently used as a third bedroom, two enclosed balcony used as bedrooms as well, entrance hall, kitchen, bath with shower and separate toilet.

This building is situated in Berea on the corner of Lily Street & Barnato Street. The block is well managed and popular with tenants due to its central location.

The block is close to all amenities including Barnato Park High School, JHB Girls Preparatory, shops and main transport routes. The building has security access gate. Another added advantage is the rooftop utility room which could easily be rented out thus increasing rental income.

Estimated Levy: R 1 500.00 per month.

Estimated Rental: R 6 800.00 – R 8 500.00 per month.

**Features**

Interior		Exterior		Sizes	
Bedrooms	2	Carports / Parkings	2	Floor Size	114m <sup>2</sup>
Bathrooms	1	Security	Yes		
		Pool	No		