



**Marina Swart**  
082 805 3075  
marina@meridianrealty.co.za

Contact **Virtual Office**

086 1732589

Loft Office 6  
The Woodmill Lifestyle Centre  
Vredenburg Road  
Devonvallei  
Stellenbosch  
7600



Web Ref RL16102



**R3,385,000**

3 2 2

**Monthly Bond Repayment** R34,939.58

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R206,897.00 **Bond Costs** R45,955.00

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

**Monthly Levy** R450

## Beautiful 4.2ha Property with Operating Lodge - A Rare Investment Opportunity

Welcome to this incredible opportunity to own a plot with an operating lodge that is ready to provide you with both a peaceful lifestyle and a steady income. This property boasts a big house featuring 3 bedrooms, 2 bathrooms, a double garage, office space and a braai room for comfortable living. Additionally, there is a separate 2-bedroom furnished flat with 2 bathrooms; open plan living area and veranda; perfect to be rented out. The property also includes five (5) fully furnished wooden houses with kitchenette, bar fridge, microwave etc and bathroom with a shower; that are rented out to visitors seeking a unique stay and outdoor experience. The guests can enjoy gatherings in the Big Boma with communal kitchen and entertainment area, also perfect for hosting events or simply relaxing with friends and family.

With extra...

## Features

**Pets Allowed** Yes

### Interior

Bedrooms	3
Bathrooms	2
Kitchens	1
Recep. Rooms	2
Studies	1
Furnished	No

### Exterior

Garages	2
Security	Yes
Dom. Accom.	1
Pool	No
Views	True

### Sizes

Floor Size	396m <sup>2</sup>
Land Size	4Ha

