

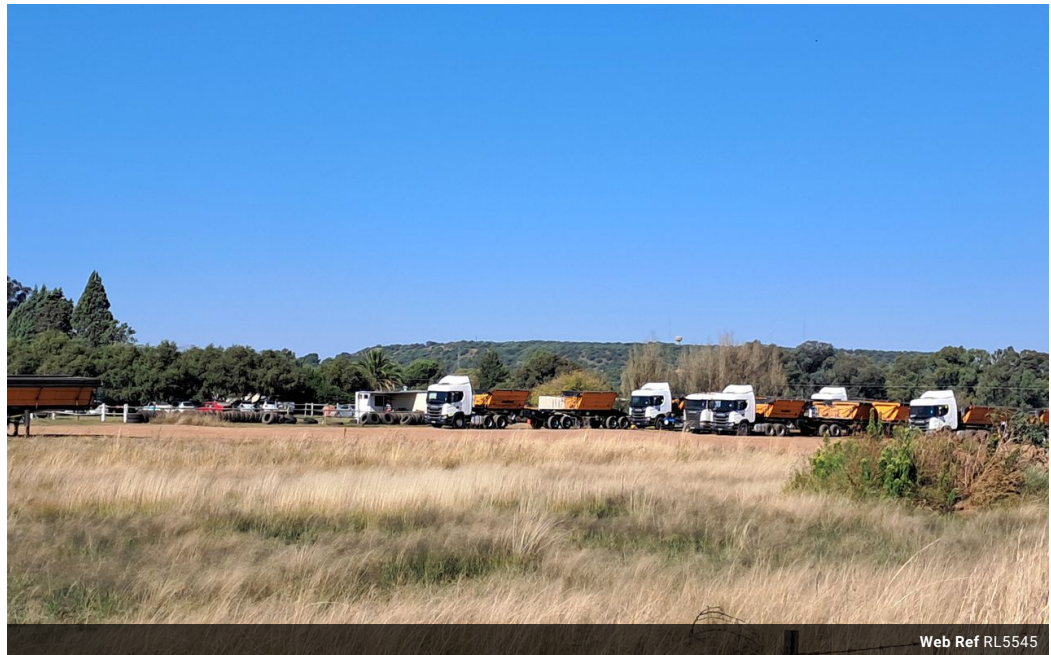


Andre Botha
072 610 1271
andre.botha@homeandhectare.com

Contact Home and Hectare Free State

060 5004605

Shop 26 Pretty Gardens
Langenhoven Park
Bloemfontein



Web Ref RL5545



R11,500,000

Monthly Bond Repayment R118,701.67
Calculated over 20 years at 11% with no deposit.

Transfer Costs R1,157,289.00 **Bond Costs** R94,285.00

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

3 2 2

6.68-Hectare smallholding - approved for Commercial/Light Industrial zoning.

This 6.68-hectare smallholding has great visibility and is located at the corner of N8 and Brendar Road, just 2.5 km from the N1. It is also approved for Commercial/Light Industrial zoning. The property features tarred roads on three sides, two entrances, 3-phase pre-paid electricity, an equipped borehole with a dam, an electric fence around all dwellings with two electric gates. Also offering a current rental income of R40 000 pm.

House:

- 3 bedrooms with built-in cupboards, plus walk-in closet (blinds)
- Lounge (spacious with air-conditioner and fireplace)
- Sitting room
- Dining room (blinds)
- Kitchen (spacious with under floor heating, gas stove and dishwasher connection)
- 2 Bathrooms (1 en-suite)
- Spacious patio with built-in braai
- Alarm system
- Solar geyser

Flat 1: Separate from house

Features

Pets Allowed Yes

Interior

Bedrooms 3
Bathrooms 2
Kitchens 1
Recep. Rooms 3

Exterior

Garages 2
Carports / Parkings 3
Dom. Accom. 2
Pool No

Extras

3 Stables with clubhouse on top with built-in bar counter and braai 8 more stables Open storage (4 x 4 m) 2 Worker rooms 2 Toilets with basins 2 Paddocks Irrigation system

