

## Prime investment on campus



**R 4 995 000**

**Web Reference 9412**

This well-appointed 2 bedroom apartment is located on the green route in Victoria Street close to all faculties, JS Gericke Library, Neelsie Student Centre and the Coetzenburg Sports Complex.

Both bedrooms have stylish en-suite bathrooms with frameless glass showers and Grohe mixers, built-in cupboards, and study desks. The kitchen is fully equipped with Bosch appliances and the open plan living area opens onto a yard (63m<sup>2</sup>) for outdoor relaxation.

The building has double glazed windows, fitted with aluminum blinds and ceramic floor tiles throughout. 2 Basement parking bays. Rental income R20,700/month.

Call the agent to view this superb investment!

House Size: ±68 m<sup>2</sup>

Bathrooms: 2

Living Room: The open plan living room has aluminium venetian blinds, a Daiken air-conditioning system, Intercom and a TV point. Provision has been made to apply for a telephone line. Wifi service provider to be appointed by owner.

Security: Security Walls, Gates and Lights: Pedestrian Gate with Intercom, Remote Access gate for vehicles, Electric fence and CCTV cameras.

Built-in Cupboards: Built-in cupboards in each bedroom, as well as a built-in desks with granite tops.

Bedrooms: 2

Basement Parking: 2

Open Plan Kitchen : Bosch Oven with Ceramic Hob and Extractor Fan, Bosch Fridge/Freezer, Washing Machine and Tumble Dryer. Egger paneling kitchen cupboards, Ceaserstone kitchen tops.

Pre-paid electricity

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