



Annalie Baesa

Non-Principal Property
Practitioner
Registered with PPRA
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Contact Gardens

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11a De Lorentz Street,
Gardens,
8001

NO TRANSFER DUTY



Web Ref KIR261



R1,800,000

1 1.5

Monthly Bond Repayment R17,970.84

Calculated over 20 years at 10.5% with no deposit.

Transfer Costs R61,141.00

Bond Costs R30,875.00

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

Monthly Levy R2,315

Monthly Rates R2,800

A Smart Investment

R 1 800 000 + VAT = R 2 070 000 - the sale is not subject to transfer duty

This immaculate apartment, located in the heart of Cape Town, has been a highly successful Airbnb property for several years. A unique feature of this property is access to not just one, but two rooftop pool decks, as well as a gym. The Adderley Terrace pool, which is 20 meters long, is perfect for serious swimmers, while the Adderley Apartments pool, exclusively available to owners and residents, offers ample sunbathing space and two gas braais.

One of the few buildings in the city as yet unaffected by load shedding, this apartment is a true gem. Upon entering, you're greeted by a hallway that includes a guest loo. The main living area is an open-plan space that combines the kitchen, dining area, and lounge, with a west-facing window. The bedroom is...

Features

Interior

Bedrooms	1
Bathrooms	1.5
Kitchens	1
Recep. Rooms	1
Furnished	No

Exterior

Carports / Parkings	1
Security	Yes
Pool	Yes
Views	False

Sizes

Floor Size	61m²
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