



**Maggie Zino**  
 Non-Principal Property Practitioner  
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Contact Propcore Real Estate

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Oak Avenue Office Park  
 376 Oak Avenue  
 Ferndale  
 Randburg  
 2194



Web Ref RL7241



**R520,000**



**Monthly Bond Repayment** R5,367.38  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R21,217.00    **Bond Costs** R15,795.00  
 These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R1,066    **Monthly Rates** R467

**Studio apartment**

The price is negotiable.  
 Open plan studio, ideal as a starter home or investment property.  
 Open plan kitchen with space for 2 appliances and breakfast nook.  
 Open plan area leads onto covered balcony.  
 Bathroom with shower, basin and toilet.  
 Lots of built-in cupboards.  
 Monthly Domestic Effluent charge of R704, CSOS charge of R28 and Security charge of R284.  
 Pets are allowed with consent of Body Corporate.  
 One covered parking bay and lots of visitors parking.  
 The complex has a swimming pool, laundry, stunning gardens and 24 hour security.  
 It is situated within walking distance to Leaping Frog Shopping Village with shops and restaurants.

**Features**

<b>Pets Allowed</b>	Yes			
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>
Bathrooms	1	Carports / Parkings	1	Floor Size
Kitchens	1	Security	Yes	40m <sup>2</sup>
Recep. Rooms	1	Pool	Yes	
Furnished	No			

