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Contact Cape Town CBD

021 2053772

3 Caledonian Road Mowbray



R5,095,000



**Monthly Bond Repayment** R52,590.00  
Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R418,257.00    **Bond Costs** R65,785.00  
These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Levy** R3,355    **Monthly Rates** R2,663

### Paradigm - An Elevated City-Living Experience.

Discover Unmatched Elegance and Comfort

Welcome to Paradigm, Cape Town's newest pinnacle of opulent living. Nestled in the heart of the vibrant city, Paradigm offers an unparalleled blend of sophistication, modernity, and panoramic vistas of the iconic Table Mountain and glistening Atlantic Ocean.

#### Exquisite Residences

Our meticulously designed apartments cater to the discerning residents, featuring expansive open-plan layouts, floor-to-ceiling windows, and bespoke finishes.

Each residence boasts:

- Gourmet Kitchens: Outfitted with state-of-the-art appliances
- Airconditioning as standard.
- Double glazed windows.
- Hardwood flooring as standard.
- Meticulously catered finishing schedules.

#### Exclusive Amenities

Paradigm provides an array of world-class amenities designed to enhance your lifestyle.

### Features

<b>Pets Allowed</b>	Yes				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Bedrooms	1	Security	Yes	Floor Size	61m <sup>2</sup>
Bathrooms	1	Pool	Yes		
Kitchens	1	Views	True		
Recep. Rooms	2				
Furnished	No				

#### Extras

Spa Pool 24 Hour Access Air Conditioner

