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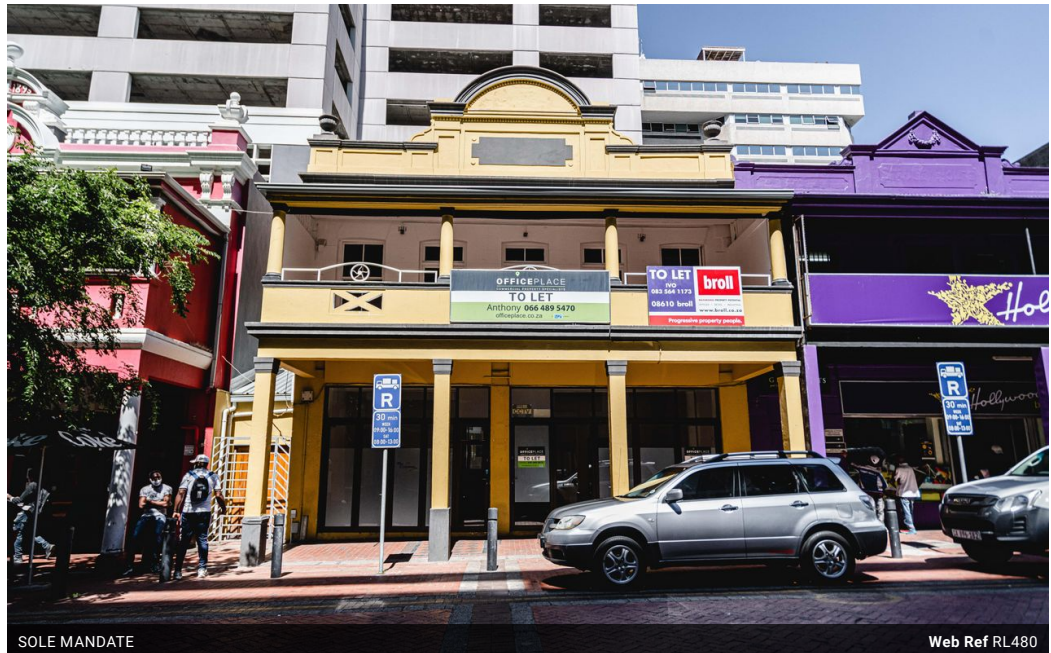


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SOLE MANDATE

Web Ref RL480




R5,495,000

Monthly Bond Repayment R56,718.75
Calculated over 20 years at 11% with no deposit.

Transfer Costs R462,257.00 **Bond Costs** R65,785.00
These calculations are only a guide. Please ask your conveyancer for exact calculations.

Monthly Rates R5,000

 5  2

Mixed Use Opportunity In Sought-after Waterkant Street

We are proud to present this beautiful commercial/residential property in De Waterkant Cape Town.

The property consists of two large floor-plates and the property has just had a completely new roof put on. Both floors are plumbed for bathrooms. The property also has an enclosed staircase that would permit dual-use with residential/offices/restaurant upstairs and commercial/retail downstairs.

The top-floor section would be ideal for a restaurant or art galley due to its large balcony space facing Waterkant Street and its beautifully maintained flooring and high ceilings.

The retail/ground-floor section of the property would work extremely well for all types of businesses. De Waterkant has always been known for high foot traffic and premium retail nodes.

I have sold numerous properties in the area and this is a a...

Features

Interior		Exterior		Sizes	
Bedrooms	5	Pool	No	Floor Size	210m ²
Bathrooms	2				
Kitchens	1				
Recep. Rooms	1				
Furnished	No				