



**MALHERBEX™**  
PROPERTY GROUP



**Busi Chizwina**  
0713847066  
busi@malherbex.com

Contact Head Office

011 7869364

Unit 1 Cyrus House (Building 13) Mulberry Hill Office Park, Dainfern, Sandton, 2191

## 4 Bedroom Cluster For Sale in Hurlingham



Web Ref RL1137



R6,950,000

4 4.5 3

**Monthly Bond Repayment** R71,737.09

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R628,266.00 **Bond Costs** R70,535.00

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

**Monthly Levy** R1,500 **Monthly Rates** R7,000

### Modern Luxury Living

Nestled within a secure estate enclave of six homes on the cusp of Hurlingham and Sandhurst, this contemporary 4-bedroom cluster epitomizes luxurious living.

Architecturally designed to marry minimalism with refined finishes, this home boasts a prime location with convenient access to premier private schools, as well as the bustling hubs of Sandton, Hyde Park, and Rosebank. This home offers lock-up-and-go convenience, requiring minimal maintenance, and is perfectly positioned for modern living.

Step through the double-volume entrance into an open-plan reception area, seamlessly connecting the lounge and formal dining space. These areas spill out onto an expansive wrap-around covered patio, perfect for entertaining, overlooking an inviting infinity pool. Positioned perfectly in the middle is a gas heater perfect for the...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	4
Bathrooms	4.5
Kitchens	1
Recep. Rooms	4
Studies	1

#### Exterior

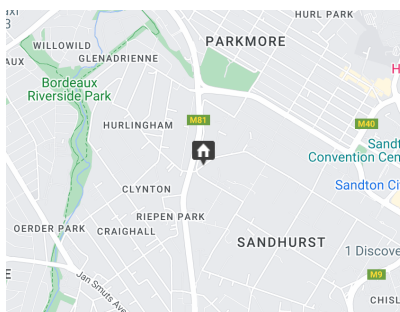
Garages	3
Security	Yes
Dom. Accom.	1
Pool	Yes

#### Sizes

Floor Size	715m <sup>2</sup>
Land Size	848m <sup>2</sup>

#### Extras

Balcony Private Pool Security Pets Allowed Walk-in Closet Study Electric Gate Electric Garage Open Plan Oven & Hob



<https://www.malherbex.com>