

# 70

## Mercury Street *The Hutton Estate*



### **Kefilwe Double**

Assistant

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### **Barry Scott-Brown**

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# LWP

PROPERTIES

## MODERN 4 BEDROOM HOUSE FOR SALE IN CROWTHORNE, THE HUTTON ESTATE

WEB REF: RL4506

# R3,149,000

ERF SIZE: 246m<sup>2</sup>

FLOOR SIZE: 246m<sup>2</sup>

RATES AND TAXES: R2,200

LEVIES: R1,900



4



3.5



2

Inviting Serious buyers to View and Negotiate from R 2 950 000 to R 3 149 000

Welcome to your dream home!

This immaculate house has been designed with comfort in mind. It boasts a kitchen with a separate scullery, a covered patio, a private garden, heated floors, air-conditioner and an inverter for electricity backup.

Spacious bedroom: 4 generously sized bedrooms provide ample space. The master suite is huge with lots of cupboard space. The bathroom includes a bath and shower.

The spacious living area has plenty of natural light and provides a comfortable and inviting space for family and friends. The kitchen features a gas stove, a separate scullery, and plenty of cupboard space

The covered patio is the perfect place to enjoy outdoor meals and entertaining, while the private garden provides a tranquil and peaceful escape from the hustle and bustle of everyday life.

The reliable inverter provides electricity backup in case of an outage, ensuring that you are always connected and comfortable.

This home offers a guest loo, trelidor gates, poly-bars and double automated garage

This Estate also boasts a beautiful clubhouse with a stunning swimming pool and entertainment area.

Whilst every care has been taken in the preparation of this listing, we cannot be held responsible for any errors or omissions that may occur.

