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# SaddlebrookEstate

*Saddlebrook Estate*



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**LWP**  
PROPERTIES

## INDULGE IN THE EPITOME OF LUXURY LIVING

WEB REF: RL4070

# R10,950,000

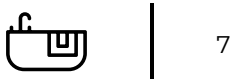
ERF SIZE: 10,000m<sup>2</sup>

RATES AND TAXES: R7,118

LEVIES: R7,600



6



7



2

Welcome to a realm of sophistication and comfort in this newly renovated, north-facing, 6-bedroom masterpiece, setting a new standard for luxury living.

**Grand Entrance:** The entrance, framed by a majestic glass swing door, unfolds into a foyer with soaring ceilings. An awe-inspiring chandelier bathes the space in a warm, inviting glow. A meticulously designed feature wall adds an artistic touch, creating an expansive and majestic atmosphere.

**Seamless Design:** Thoughtfully designed with an open-plan layout, the property seamlessly connects all reception rooms, allowing natural light to grace every corner. The modern kitchen, a culinary masterpiece, boasts marble countertops, a central island, double eye-level ovens, and a convenient gas hob.

**Cozy Retreats:** The sun-kissed TV lounge, adorned with cladding walls and a wood-burning fireplace, offers a cozy haven. Open the doors, and you'll step into the garden, leading to an entertainer's patio overlooking the newly installed feature pool and captivating boma/firepit area—an ideal space for hosting gatherings and creating lasting memories.

**Formal Elegance:** For a more formal setting, a sunny lounge with another wood-burning fireplace provides an elegant space to entertain guests or enjoy quieter moments. A separate downstairs playroom, complete with a storage cupboard, invites children to unleash their imagination.

**Productivity Meets Leisure:** For work or creative pursuits, a formal study awaits, with access to an outdoor enclosed play area, seamlessly combining productivity with leisure.

**Luxurious Accommodation:** Accommodation is equally impressive. The downstairs guest suite is a haven of comfort, featuring an en-suite bathroom, built-in cupboards, and air conditioning for ultimate convenience.

Upstairs, the west wing hosts a sprawling main bedroom suite with an open-plan private lounge, a walk-in closet, an en-suite full bathroom, and a balcony—a personal retreat with a view.

The east wing features a pajama lounge and four additional well-sized bedrooms, each equipped with built-in cupboards and en-suite bathrooms for ultimate privacy and comfort.

