

# 1449

## Sagewood Manor *Sagewood Manor Estate*



### **Lindi Buthelezi**

Non-Principal Property  
Practitioner  
Registered with PPRA

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# LWP

PROPERTIES

## DISTINCTIVELY ELEGANT AND BEAUTIFULLY BRIGHT.

WEB REF: RL3800

# R1,999,000

**ERF SIZE:** 227m<sup>2</sup>

**FLOOR SIZE:** 180m<sup>2</sup>

**RATES AND TAXES:** R1,200

**LEVIES:** R1,000



3



2



2

Serious sellers inviting buyers from R1,700,000 to R1,999,000 to come view and negotiate.

Stunning, modern, lock-up and go-home, nestled in a sought-after estate in the heart of Midrand. This chic, stylish, and secure home boasts of niceties a discerning executive would desire. The open-plan layout of the home truly sets this home apart. As you enter the home, you are invited into a generously spaced, well natural living and dining area that is adjacent to the kitchen. The kitchen has ample cupboard space and room under the stairs that can be converted into a pantry. To complete the downstairs set-up are 2 spacious bedrooms serviced by a full bathroom.

Upstairs is the master bedroom with a full en-suite bathroom, and an additional room that can be best suited to be used as a study or children's playroom. Both rooms open up to a massive balcony with a built-in braai. This elegant home is full porcelain tiled and has a double automated garage.

You cannot beat the tranquil surroundings and the location is perfect for anyone needing easy access to major highways. Encircled by public and private schools, shopping centres and gyms, this home is a must see.

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

