

# 4144

## Francolin Drive



### **Brian Hickson**

Non-Principal Property Practitioner  
Registered with PPRA

083 405 0000  
brianh@lwp.co.za

### **Alma Brown**

Candidate Property Practitioner  
Registered with PPRA

083 947 2726  
alma@lwp.co.za

# LWP

PROPERTIES

011 468 5900 [www.lwp.co.za](http://www.lwp.co.za)

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.

## BRING THE FAMILY HOME TO STUNNING VIEWS!

WEB REF: RL4424

# R8,800,000

**ERF SIZE:** 1,100m<sup>2</sup>

**FLOOR SIZE:** 500m<sup>2</sup>

**RATES AND TAXES:** R4,633

**LEVIES:** R4,242



4



4.5



3

Inviting serious buyers to view and negotiate from R 8 800 000

This warm and inviting open-plan family home with fabulous views and natural light streaming in boasts a large enclosed patio which expands the indoor space to a wonderful outside entertainment area with an established, fully irrigated garden and sparkling pool and gazebo.

The entrance hall leads into a large lounge with a gas heater for those winter family evenings for catch-up chats. The open-plan dining room and comfortable modern kitchen form part of this family living area. A private courtyard opens off the family room, lounge, and office giving the feeling of even more space. On the ground floor, there is also a guest bedroom en-suite and a guest bathroom.

Upstairs bedrooms total three, all of which are en-suite with good-sized bathrooms. The master bedroom en-suite is spacious, boasting a walk-in dressing room.

There is a triple garage with glass doors and easy access to the home. Convenient, lovely staff accommodation forms part of this home.

Special features of this home include: a solar system with a Li-ion battery, inverter air conditioners in the upstairs bedrooms, and family lounge.

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