

# 4

## Clifton Road



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**LWP**  
PROPERTIES

## LOVELY HOME WITH GORGEOUS COTTAGE

WEB REF: RL4464

# R2,949,000

ERF SIZE: 1,545m<sup>2</sup>

FLOOR SIZE: 330m<sup>2</sup>

RATES AND TAXES: R2,120

LEVIES: R1



3



2



2

### NEW RELEASE

Inviting buyers to view and negotiate from R2,649,999

Welcome to this exceptional property, featuring a main house with 3 spacious bedrooms and 2 modern bathrooms.

The heart of the home is a huge open-plan kitchen, perfect for entertaining and family gatherings, complemented by sleek screed floors that enhance the contemporary feel. enjoy open plan living plus a separate family room area and study or 4th bedroom.

Step outside to a large patio that seamlessly connects to the generous garden and pool, providing ample space for outdoor activities and relaxation.

Three good size bedrooms face the garden, with the main enjoying a walk in dresser and large en-suite bathroom with walk in shower. This bedroom opens onto the garden with it's own patio.

The two other bedrooms share the family bathroom with shower.

In addition, this property boasts a charming cottage that offers 2 en-suite bedrooms, plus a lovely lounge and mod kitchen. With it's own covered parking and pretty garden, it's perfect for guests, in-laws or as a rental opportunity. The cottage enhances the versatility of this beautiful property.

A double garage, laundry and staff bathroom, plus good security including a Paradox alarm and cameras, complete this lovely property.

Set on a substantial stand, this home offers both privacy and space, making it an ideal retreat for families or anyone seeking a peaceful lifestyle. Don't miss the chance to make this stunning property your own!

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.

