



**Lincoln Benjamin**  
 Candidate Property Practitioner  
 Registered with PPRA  
 (FFC 202 401 071 764 035)  
 076 796 9569

lincoln.benjamin@seeff.com

Contact Hermanus

028 3130390

Shop 10  
 104 Main Road  
 Hermanus  
 7200



SOLE MANDATE

Web Ref RLS949807



R1,500,000

4 Bedrooms, 2 Bathrooms, 1 Garage

**Monthly Bond Repayment** R15,482.83  
 Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R45,785.00    **Bond Costs** R28,990.00

These calculations are only a guide. Please ask your conveyancer for exact calculations.

**Monthly Rates** R630

### Family home with Scenic views in Mount Pleasant

This house is set in the scenic area of Mount Pleasant with access to Rotary drive from where one can observe the magical sunset.

This house comprises of 4 bedrooms, 2 bathrooms and an open plan kitchen, lounge and living room with plenty of space for family gatherings while cooking together or relaxing with friends and families.

Mount Pleasant is one of the oldest well-established suburbs in Hermanus, situated close to Hermanus central. The community has their own shop, primary schools, pre-schools, a community hall and sports grounds that are well used by the locals.

With a little tender love and care one can put your own stamp on this property that could very well be your next dream home.

### Features

**Pets Allowed** Yes

**Interior**  
 Bedrooms 4  
 Bathrooms 2  
 Kitchens 1  
 Recep. Rooms 2  
 Furnished No

**Exterior**  
 Garages 1  
 Carports / Parkings 1  
 Security Yes  
 Pool No  
 Views True

**Sizes**  
 Floor Size 72m<sup>2</sup>  
 Land Size 352m<sup>2</sup>

