



**Matthew Penning**  
082 867 3641  
matthew.penning@harcourts.co.za



**Joshua Parsons**  
Non-Principal Property  
Practitioner  
Registered with PPRA

(FFC 122 861 0)

076 803 1207

joshua.parsons@harcourts.co.za

Contact Harcourts Atlantic

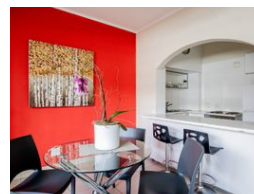
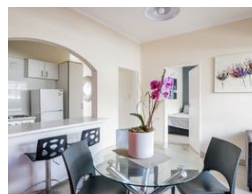
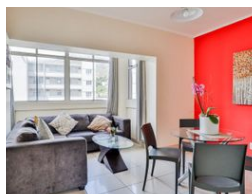
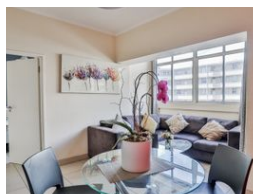
021 4370013

Shop 8 Central Parade  
Cnr Victoria and Camps Bay Drive  
Camps Bay  
8005



SOLE MANDATE

Web Ref WAC7965



R1,400,000

**Monthly Bond Repayment** R13,977.32

Calculated over 20 years at 10.5% with no deposit.

**Transfer Costs** R40,719.00 **Bond Costs** R27,105.00

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

**Monthly Rates** R928 **Sectional Title Levy** R2,817



### Great Investment Opportunity in Skyways

Investors, take note of this 2-bedroom apartment in Skyways, which currently generates a monthly rental income of R14,900-00. The apartment features a generously sized open-plan living and dining space that along with a standard kitchen that includes a breakfast bar. Large windows fill the area with natural light.

The main bedroom is spacious enough for two double beds and has large built-in cupboards, while the second bedroom, also with built-in cupboards, easily fits a double bed, desk, and TV console. The full bathroom also accommodates a washer and dryer.

Skyways is a well-maintained development with excellent amenities, including a pool, braai area, and well-kept gardens. The block has top-notch security with biometric sensors, 24-hour manned security, CCTV, and recently installed ClearVu fences. The well-run Body...

### Features

**Pets Allowed** Yes

#### Interior

Bedrooms	2
Bathrooms	1
Kitchens	1
Recep. Rooms	2
Furnished	No

#### Exterior

Carports / Parkings	1
Security	Yes
Pool	Yes
Views	True

#### Sizes

Floor Size	61m <sup>2</sup>
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#### Extras

Built In Braai Security Gate Unit Style: Highrise Views: Mountain Locality: Close To Schools Locality: Close To Shops Locality: Close To Transport Living Area: Open Plan Kitchen: Original Kitchen: Standard Kitchen: Breakfast Bar Kitchen: Double Sink Kitchen: Microwave Kitchen: Free Standing Stove Kitchen: Under Counter Oven Main Bedroom: Double Main Bedroom: Built-in-robe Bedroom 2: Double Bedroom 2: Built-in / Wardrobe Window Coverings: Drapes Outdoor Living Braai Area: Lighting Outdoor Living: Entertainment Area Outdoor Living: Garden Pool: Inground Garaging / Carparking: Off Street Land Contour: Flat To Sloping Condition: Good Window/door Frames: Timber Window/door Frames: Aluminium Security: Electric Fencing

