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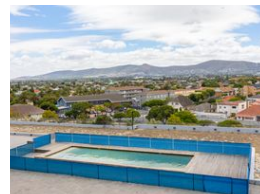
021 815 5700

5th Floor  
The Terraces  
25 Protea Road  
Claremont  
Cape Town



SOLE MANDATE

Web Ref RL5084



### R560,000

0.5 1

**Monthly Bond Repayment** R5,780.25

Calculated over 20 years at 11% with no deposit.

**Transfer Costs** R21,217.00 **Bond Costs** R15,795.00

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

**Monthly Levy** R1,250 **Monthly Rates** R100

### Studio Investment Opportunity in Goodwood

Exclusively Listed with FMS Sales and Leasing

This well-located studio apartment in Goodwood offers a fantastic opportunity for investors or those looking for a convenient and affordable living space.

The open-plan layout maximizes functionality, with a compact yet practical kitchen that includes an electric undercounter oven and stove. There is also space for a fridge and microwave, allowing for easy cooking. The kitchen counter extends into the main living area, creating a seamless flow and making the space feel open and versatile.

Large windows fill the apartment with natural light, creating a bright and inviting atmosphere. Built-in cupboards provide ample storage, ensuring a neat and organised living space.

The bathroom features a shower-over-bath setup, offering flexibility for both quick showers and relaxing...

### Features

#### Interior

Bedrooms	0.5
Bathrooms	1
Kitchens	1
Recep. Rooms	1
Furnished	No

#### Exterior

Carports / Parkings	1
Security	Yes
Pool	Yes
Views	Yes

#### Sizes

Floor Size	32m²
Land Size	23,677m²

#### Extras

Built-in Kitchen Appliances Built-in Wardrobes Lobby in Building Security Shared Pool Shared Gym 24 Hour Access Oven & Hob