

# 3 BEDROOMED IMMACULATE MODERN TOWNHOUSE in Craigavon, FOURWAYS (18)



Location

Gauteng, Johannesburg

<https://www.freeadsz.co.za/x-145959-z>


R 1 850 000 ONLY FOR THE DISCERNED

CRAIGAVON, FOURWAYS RIVER VIEW

Stunning 3 bedroom townhouse with 2 bathrooms and a separate guest toilet in River View, Pine Avenue, CRAIGAVON

This unit is the only one with so many additional features in the entire complex of 33 units â€“ the owner has spent over R 500 000 on all the extras, upgrades and finishes.

This beautiful modern lock up and go townhouse boasts a 30m2 manicured landscaped garden with astro turf, water feature and timed irrigation system.

A single carport plus a fully tiled extra-large single garage boasting built in cupboards, additional walled shelving space and plumbing to accommodate both a washing machine and tumble drier.

#### Ground Floor:

Fusing modern with old, the kitchen itself boasts a chandelier, with ceiling height subway tiles, ultra modern finishes - granite tops, senso acrylic imported cupboards. This high end kitchen is custom fitted - dishwasher plumbed, double basin - 900mm gas electric combo stove with an extractor fan and a large kitchen island completing this look not forgetting extra cupboards.

The open plan lounge and dining area with a fireplace finished with a large built in braai area. A spacious open plan kitchen area with a large built in braai area as well as a designer guest toilet. The dining area has a built in braai as well as a separate braai area overlooking onto the garden. A manicured garden with all these areas have been landscaped with glass sliding doors for easy access to separate areas below.

The staircase in itself is a piece of art (painted black to suit the kitchen) and the steps, cut from white ceasar stone (with silver speckles) appear to be suspended and float on the steel. The balustrade is stainless steel with wire strands and this has been beautifully finished to maximise the space and leave a light open look to the unit.

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Imported 12mm wooden floors throughout, excepting for the fully tiled bathrooms, with pressed ceilings in the passages. The upstairs offers 3 well sized bedrooms and 2 bathrooms. The 2 guest bedrooms share a full bath as well as a shower. One guest bedroom has a "secret study" cleverly built into the cupboards. The main bedroom boasts its own en-suite with his/hers showers, his/hers basins with ceasar stone tops, bevelled mirrors and much more. Double volume built in wall to wall cupboards with built in TV cabinet and floating bedside tables.

Five star all the way - nothing has been missed in this townhouse " top of the range alarm system, beams, security lights, cameras, clear view burglar bars, metal plug covers and light switches, heaters in bathrooms, 6mm rubber matting on carport (to cut out sound of rain), extra thick Aerolite insulation in the ceilings. DSTV and extra view piped to lounge, bar and 2 bedrooms, extra plugs throughout house, attention to every detail.

Each bedroom leading onto the balconies have sliding doors (sand blasted), with awnings installed above each.

Both guest toilets are fitted with toilet friends.

The bedrooms, including the lounge are air conditioned. All windows have been vinyl protected with the sand blast effect (for maximum privacy, glass and furniture discolouration protection) and the front facing ground floor windows and front door are protected with a unique mosaic finish.

Individual water and electrical meters (pay as you go) - Levies include 12 hour night security guard, 5 day a week complex gardener, own garden serviced once a week, daily refuse collection (weekdays),

It does not get more modern with quality finishes than this.

176 m2

Rates and Taxes R 450-00

Levies R 1 350-00

Contact the owner for appointment to view Mrs Nel - Cell : 083 417