

Modern breath-taking views - Situated on the rugged coastline of Kleinmond (0 R)



Property Auction
5 LOTS
11 Apr 2016 - 0800h
to
15 Apr 2016 - 1200h

Location **Gauteng, Mamelodi**
<https://www.freeadsz.co.za/x-71961-z>

On Auction 11 - 15 April 2016 / www.ubiqueonline.co.za

Modern breath-taking views

Situated on the rugged coastline of Kleinmond, this property consists of 5 bedrooms, 5 bathrooms (4 en-suite), a laundry, guest cloakroom, splash pool and covered braai area. Includes open-plan living and magnificent uninterrupted ocean views. Ideal for entertainment whilst soaking in the sun and enjoying the beautiful views and smell of the ocean.

Kleinmond is situated in the heart of the Cape Floral Kingdom and is surrounded by the Kogelberg Biosphere Reserve (containing 1 400 species of fynbos) which is the first Biosphere in South Africa to be proclaimed by United Nationsâ€™ Educational, Scientific and Cultural Organization (UNESCO). There are over 1500 different plant species here, 150 of which are endemic, occurring nowhere else in the world. There are troops of shaggy Chacha baboons, rock dassies and lynx, and even wild leopard live on the crags. Bird watchers from all over the world travel here to tick off â€œlifersâ€™ such as the Bank Cormorant and Cape Rock-jumpers.

Specific areas of the town are currently enjoying particular popularity. These include the avenues in the centre of town, located within walking distance of both the beachfront and mountain trails, and close to all amenities. Another popular area is the Palmiet area on the western side of town, which is close to the

harbour development and nature reserve, as well as beautiful Palmiet Beach. On the eastern side of the town, Verlyn and Klein Kloof is a quiet and desirable residential area. Klein Kloof is close to Flagstaff and the location of the golf course.

Montague Road development, located close to the waterâ€”is another popular area with restaurants, shops, pottery shop, art gallery, Montague Dry Fruits and boutique shops. An excellent seafront

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594 m²

Floor Size

314 m²

Levies

R 0

Rates and Taxes

R 0

Rooms

Bedrooms: 5

Bedroom 1

Blinds, Tiled Flooring

Bedroom 2

Blinds, Built-In Cupboards, Ceiling Fan

Bedroom 3

Built-In Cupboards, Ceiling Fan

Bedroom 4

Built-In Cupboards, Ceiling Fan

Bedroom 5

Built-In Cupboards

Bathrooms: 6

Bathroom 1

Basin, Blinds, Shower

Bathroom 2

Basin, Bath, Shower, Toilet

Bathroom 3

Basin, Bath, Blinds, Shower, Toilet

Bathroom 4

Basin, Blinds, Shower, Toilet

Bathroom 5

Basin, Shower, Toilet

Bathroom 6

Basin, Blinds, Toilet

Kitchen

Blinds, Dish/Wash Machine Connection, Extractor Fan, Gas, Granite Tops, Oven/Hob, Pantry, Wood

Kitchen

Reception Rooms

Lounge

Blinds

Dining Room
High Ceilings
Family/TV Room
Blinds

External Features
Garden