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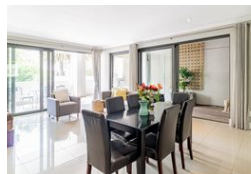
Shop 102 Cape Quarter Square  
27 Somerset Road  
Green Point

## 2 Bedroom Flat For Sale in Sea Point

UNDER OFFER



Web Ref 6821936



**R6,495,000**

 2  2

**Monthly Bond Repayment** R65,939.12

Calculated over 20 years at 10.75% with no deposit.

**Transfer Costs** R578,216.00 **Bond Costs** R70,535.00

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

**Monthly Levy** R3,500 **Monthly Rates** R4,000

### Contemporary Luxury in Fresnaye – The Residence

Welcome to The Residence, a modern architectural masterpiece designed by renowned Cape Town architect Juan Bernacchi. Nestled in the prestigious Avenue Le Sueur, Fresnaye, this exceptional property offers the perfect balance of tranquility, luxury, and cosmopolitan convenience.

Short-term letting YES

Pets YES

Basement Parking YES

Access Control YES

Apartment Features:

Size: Spacious 2-bedroom, 2-bathroom apartment with an open-plan design.

Views: Wraparound balcony showcasing breathtaking views of Lion's Head and the Atlantic Seaboard.

Kitchen: State-of-the-art Italian kitchen by 2MD.

Parking: Secure, lock-up parking for two vehicles.

Lifestyle:

Pet-friendly

Short-term letting allowed, offering exceptional rental income potential.

Building Amenities

### Features

#### Interior

Bedrooms	2
Bathrooms	2
Kitchens	1
Recep. Rooms	2

#### Exterior

Carports / Parkings	2
Security	Yes
Pool	No