



BUSINESS REPORT

Date: **25th October 2025**

Business Reference: **BFS00154**

About the Business:

Home with Income-Generating Flats in Elspark

This property offers the perfect blend of family comfort and smart investment opportunity! Set on a large stand, the main house welcomes you with 3 spacious bedrooms, 2 bathrooms, a lounge, dining room, and a well-appointed kitchen.

Step outside to a sparkling splash pool and entertainment area complete with a built-in braai and private courtyard — perfect for hosting friends and family all year round.

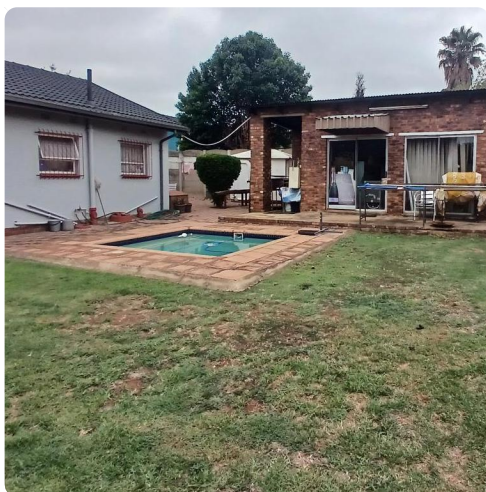
Adding even more value are two 1-bedroom flats, each featuring an open-plan lounge, dining, and kitchen area. The flats have modern bathrooms and concrete flooring for easy maintenance. The current owner earns R11,000 per month in rental income from the flats (on a month-to-month basis) — a fantastic way to offset your bond!

The property offers undercover parking for up to 6 cars, with excellent security including outdoor beams, burglar bars, security gates, and alarm systems.

All residences are fitted with gas geysers and blinds, while the main house includes a gas stove and generator with a turnover switch, ensuring you're never left in the dark during load shedding. (Note: Gas stoves in the flats are not included in the sale.)

This property truly ticks all the boxes — ideal for extended family living or a savvy investor looking for strong rental potential in a sought-after area.

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Sector: **Property**

Asking Price:

R 2,100,000

Monthly Profit:

R 0

Asset Value:

R 0

Stock Value:

R 0

Yearly Net Profit :

R 0