

# NooitgedachtWhite stone KRUGERSDORP (3700000 R)



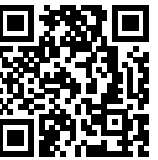
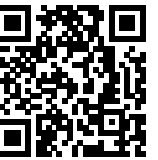
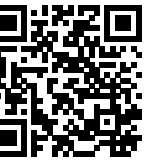
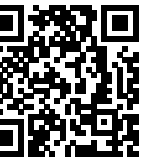


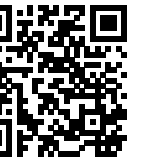
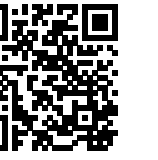


Location **Gauteng, Johannesburg**  
<https://www.freedasz.co.za/x-86895-z>

Beautiful small farm in Nooitgedacht for sale. 3 700 000 ZAR land size 10 Hectare consists of 2 title deeds.

This property is being sold lock, stock & barrel for a great price and offers an investment opportunity with a minimum return rate of 12%. The purchase of the property will include the following: \* 4 x Dwellings (houses) \* 3 x Cottages (1 x Rondavel Style Cottage) \* 3 x Store Units \* 4 x Chicken Coops \* 3 x Servant Quarters \* 5 x Carports \* 3 x Garages The current rental income is estimated to be R30 000 + per month. Rental of main dwelling (house) is excluded from this sum. All houses and cottages are on prepaid electricity except the main dwelling (house) on Nooitgedacht. There is access to the borehole water on the property (pumps included,) there is also access to municipal water on the property. Both sources of water is currently in use. An irrigation-system is already installed and in use on the property. There are also 2 x greenhouses. The security of the property includes the following: \* Full size Electric fencing around the outer parameter of the property \* Ground Bob wire coverage around the outer parameter of the property \* Full inner Electric fencing around all dwellings (houses) and cottages \* Beams in the yard, outside, near dwellings (houses) and cottages Livestock included: \* 7 x Dexter Cattle (one is expectant, but possibly another expectant) Equipment included: \* 1 x Ford tractor \* Farming equipment for Agricultural use \* Farming equipment for Chicken coops \* Farming equipment for Cattle +- 10 Hectare consists of 2 title deeds.

Marco van Kraayenburg 082 880 6538 Alet Estates JACO 083 627 3361 OFFICE 011 6935302 FOR MORE PROPERTIES LIKE THIS SEE OUR WEB SITE [www.aletestates.co.za](http://www.aletestates.co.za) ref

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