

Penthouse

# Large 5 Bedroom Mansion Villa For Sale In Llandudno, Cape Town

, , 7806,

- qm
- 10 rooms
- 5 bedrooms
- 5 bathrooms
- 5 floors
- 5 qm land area
- 5 car spaces



**Lola Kramer**

Lola Kramer Properties

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Mansion Villa in Llandudno Large Lovely Designer Mansion with panoramic sea and mountain views in the exclusive suburb of Llandudno. Come join the coveted and laid back Llandudno Lifestyle. Set with a lovely sunny aspect over three levels with 4 car garaging and domestic quarters And a flatlet or Gym. There are 4 private large en-suite bedrooms to compliment the discerning buyer's lifestyle and triple garage and utility rooms comprising of nearly 1000 sqm under roof. Level One (Ground Floor): Triple automated garage, plus utility room. Side gate to service alleyway. Main gate, front door and entrance hall leading to triple volume entrance way and stairs. Outside: service alleyway, gas installation and electricity meters (separate door); Level Two: Office space / gym area – internal access, own shower and WC. Flatlet, external entrance, built-in cupboards, bathroom with shower and kitchenette (ideal for staff or student rental). Level Three: Triple volume entrance. Guest WC. External braai and rim flow pool (18 x 2.5 m) adjacent to a grassed courtyard that is surrounded by atrium structure of the house. Large entrance lounge, vaulted ceiling with a gas fireplace. Adjacent is a eat-in wine cellar, also with a vaulted ceiling. Triple volume main lounge with fireplace, large internal staircase. Kitchen: large, luxurious space, vaulted ceiling, Smeg gas oven and fridge, scullery. Outstanding views of Klein Leeuwkoppie (to the rear) and Atlantic (to the front) throughout; Level Four: Two large bedrooms en-suite (bathroom and shower). Luxurious finishes. Balconies with sea views. Walkway connecting bedrooms with view over atrium and ocean. Level Five: Two bedrooms en-suite (bathroom and shower), Two gas fireplaces, Balconies. Walkway with large cupboard spaces. Installed Amenities: 1. Underfloor Heating: All bedrooms and bathrooms; 2. Aircon: there is no aircon as the design and construction materials were specifically formatted to keep the house cool in summer; 3. Tiles: sandy / silver Italian travertine throughout; 4. Roof tiles: Imported Italian terracotta; 5. Sea and atrium balconies in all upstairs bedrooms, alternatively atrium access from Level Three; 6. Bathrooms: luxurious finishes and sanitary ware; 7. Rim flow pool (18 x 2.5 m); 8. 3-phase electricity; 9. Kitchen has a double osmosis water purifier; 10. High grade, multiple level security features [ADT, spotlights on perimeter, electric fences and palisade fencing, alarms and 14 cameras (USB 48 hours) and multiple beams. 11. Internal wood finishes of Australian Padauk (teak) Rates & Taxes call Shaun Kramer on +(27) 795209769 or +(27)217904439 or email him shaun@lolakramer.com

Available From: 05.05.2019

Floor: 4      Floors: 4      Rok Zbudowany: 2017      Car Spaces: 4      Year Of Construction: 2017      Type: Office



## Udogodnienia

ID      Identyfikator nieruchomości

## Outdoor Amenities