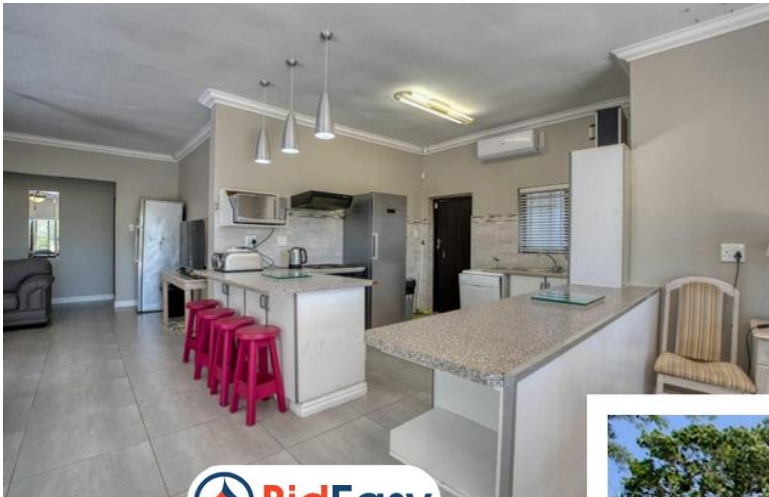


INFORMATION PACK

FOR

5 BED LUXURY HOME WALKING DISTANCE TO WILLARD BEACH

1 KUDU ROAD, WILLARD BEACH, BALLITO



ON SITE AUCTION – Thursday, 23 January 2025 @ 11h00

Pieter 084 8800 165 | pieter@bideasy.co.za

Property Information

Title Deed Information –

PORTION 0 OF ERF 48, SHAKAS ROCK, KWAZULU NATAL - FU	
Known As:	1 KUDU ROAD, WILLARD BEACH, BALLITO
Title Deed:	T66490/2006
Extent:	1018m²
Local Authority:	KWADUKUZA
Province:	KWAZULU NATAL
VAT Status:	The seller is NOT registered for VAT
Zoning:	RESIDENTIAL

Property Information

This luxury 5-bedroom house is located in the heart of Ballito, close to the renowned Willard Beach, offering a relaxed coastal lifestyle. This home is situated close to the promenade, a scenic boardwalk that runs along the coastline, ideal for walking, jogging, or just enjoying ocean views.

Ballito has several shopping centers, such as Ballito Junction and Lifestyle Centre, high-quality medical facilities, including Alberlito Hospital, and reputable schools, making it suitable for families.

Durban is a 30-minute drive away, offering access to additional urban amenities and King Shaka International Airport.

The house consists of 5 bedrooms and 3 bathrooms. The master suite features a private ensuite with his-and-her basins and a spacious shower. The kitchen and living areas are open-plan and seamlessly flow to the exterior onto a patio with large stacker doors.

The property also has a separate flatlet with a lounge, kitchenette, and private entrance, making it perfect for guests or generating extra income.

Outside you will find an established garden, ample parking, servants' quarters, and a laundry area.

Rates & Taxes: ±R3,300.00

This Property Offers:

- 5 Bedrooms
- 3 Bathrooms
- Kitchen
- Lounge
- Dining Room
- Patio
- Laundry Area
- Servants' Quarters
- Garden
- Parking
- Flatlet

Willard Beach – Ballito

Willard Beach is a popular family-friendly beach located in Ballito, a coastal town on the Dolphin Coast of KwaZulu-Natal, South Africa. It is known for its clean, golden sands, warm waters, and beautiful views of the Indian Ocean.

Here are some highlights of Willard Beach:

- Swimming and Lifeguards: The beach is safe for swimming, with lifeguards on duty during peak hours. Shark nets add an extra layer of safety.
- Surfing and Bodyboarding: It's a favorite spot for surfers and bodyboarders due to its reliable waves.
- Promenade: A scenic boardwalk runs along the coastline, ideal for walking, jogging, or just enjoying ocean views.
- Rock Pools: Great for exploring marine life, especially for kids.
- Amenities: The beach is well-equipped with showers, toilets, and picnic areas. Nearby cafes and restaurants offer dining options.

Aerial



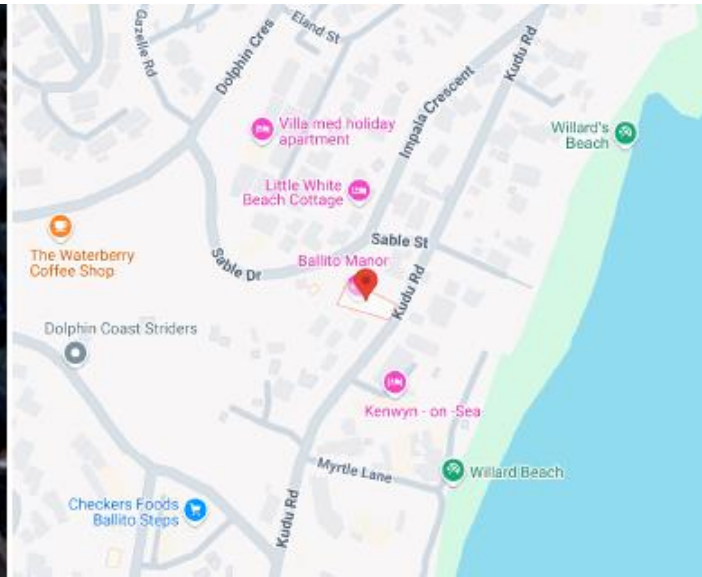
Photos







Map



GPS Co-Ordinates 29°31'48.6"S 31°13'21.9"E
-29.530178, 31.222753



Terms & Conditions

Registration (and viewing) opens one hour prior to the commencement of the Auction.
 Bidders need to FICA when registering to bid with Copy of ID and Proof of Residence.
 5% Deposit payable on the fall of the hammer.
 10% Commission, + VAT on Commission, payable on the fall of the hammer.
 45 Days for Guarantees.
 7 Days Confirmation Period.

For more information, or to pre-register for the auction, please contact:

Pieter Nel

084 8800 165 / pieter@bideasy.co.za

Disclaimer

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