

— THE —
HYDE PARK

Sandton



THE ULTIMATE ADDRESS

LUXURY LIVING AT ITS BEST.

An exquisitely crafted contemporary estate of only 4 homes on spacious stands of ±700 – 866 sqm in the exclusive suburb of Hyde Park. 4/5 spectacular en-suite bedrooms with private balconies and executive office.

High ceilings and floor-to-ceiling glass windows offer ample sunlight throughout the home. Seamless flowing living spaces which provides indoor/outdoor living, and leads to the private garden with sparkling pool, deck and covered lounge area. Open Chef's kitchen with separate scullery, pantry and cold room.

Other exclusive features include a PJ lounge, double staff quarters with kitchenette and bathroom, guest WC, double garage or more and guard house.

All prices are inclusive of VAT

No transfer duty applicable





PLAN A: stand 4

Land	866 sqm
Covered area	501 sqm
Covered Entrance/Patio	82 sqm
Deck	41 sqm
Firepit	25 sqm
Pool	PC
TOTAL	649 sqm

R16 785 575
Vat Inclusive

TYPICAL FLOOR PLAN
* Price may vary according to client specification of individually designed home.
* Prices subject to change.



PLAN B: stand 2

Land	742 sqm
Covered area	506 sqm
Covered Entrance/Patio	59 sqm
Deck	33 sqm
Pool	PC

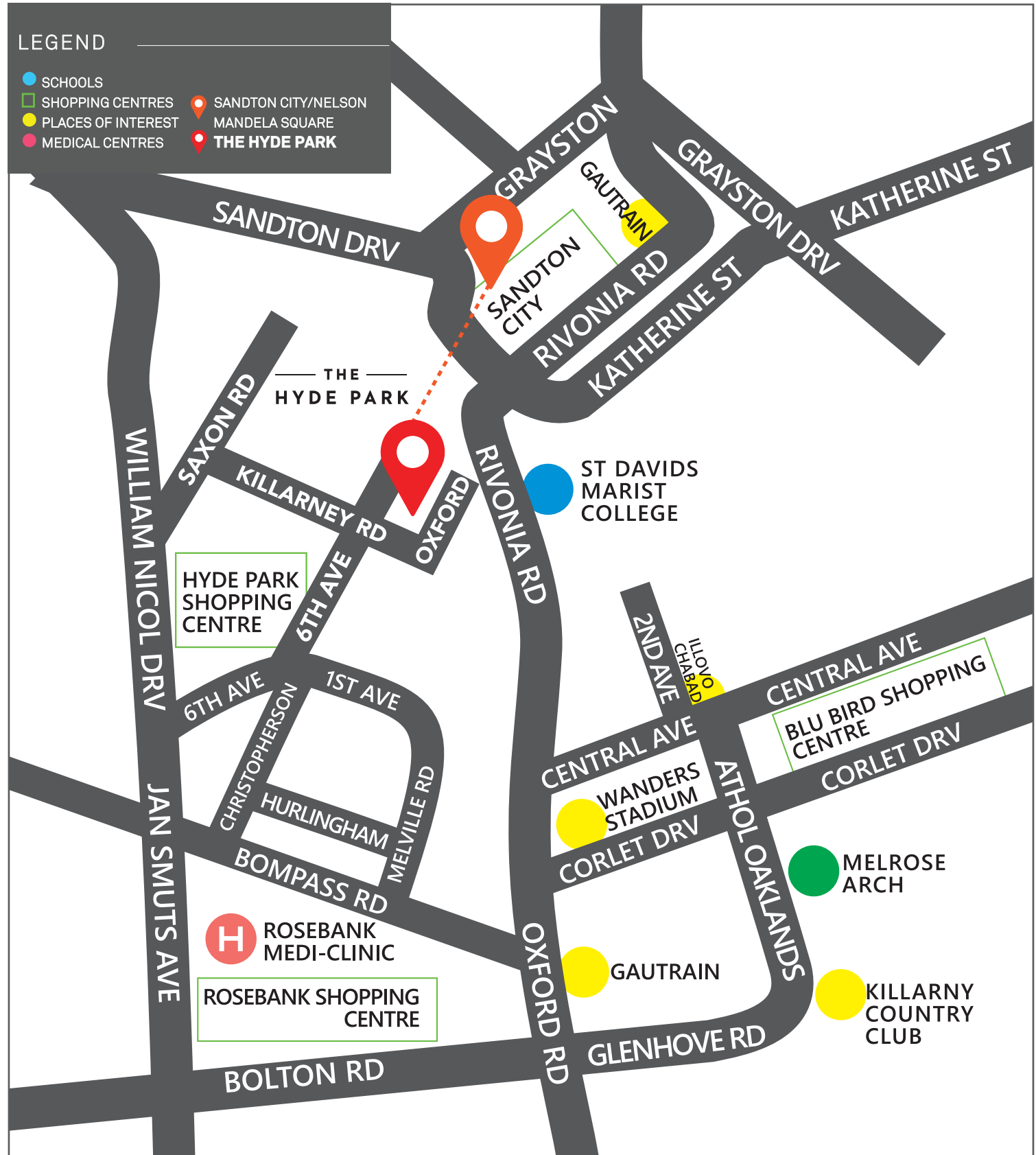
TOTAL 598 sqm

R15 892 400
Vat Inclusive

TYPICAL FLOOR PLAN
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* Prices subject to change.



SITE PLAN



EXCLUSIVE LOCATION

44 KILLARNEY ROAD, HYDE PARK
GPS -26.117729 S 28.042545 E



Situated minutes from Hyde Park Corner, Melrose Arch, Rosebank, Sandton City & Nelson Mandela Square. With easy access to the highway and Gautrain.

- Shopping Centres** - Hyde Park Corner, Melrose Arch, Rosebank, Sandton City & Nelson Mandela Square
- Schools** - St Davids, St Teresas, Crawford Sandton, Hyde Park High, St Stithians, St Johns
- Clinics** - Rosebank & Morningside
- Country Clubs** - Wanderers & Houghton

SANDTON

The jewel of Africa.



35 Years of Property Excellence & Over 270 Unique Developments. Innovative in our thinking. Dynamic in our approach and evolutionary in our achievements