



Fourth Road, Hyde Park, Sandton

R 24 500 000

An architectural lifestyle home designed by Johann Slee and set behind the secure Fourth Road Enclosure, epitomises an outstanding synergy between city living and the peace and tranquility of magical parkland gardens

Downstairs:

- Double volume entrance hall with atrium
- Formal lounge and dining room with fireplaces
- Large covered terrace with outdoor TV, built-in gas braai, ice machine and fridge
- Gourmet eat-in kitchen opens onto a herb garden and has granite tops, Smeg 5-plate gas hob, electric oven and an extractor fan and TV
- Separate scullery with pantry
- Separate laundry
- Large family or TV room with 52-inch TV
- Fully functioning gym onto garden
- Guest cloakroom
- Guest suite: with underfloor heating, a gas fireplace plus a full en-suite bathroom with a double vanity, separate toilet and bidet
- Basement entertainment centre: with 72-inch TV. bar with bar stools. 2 builtin bar fridges and ice machine, a full sized billiard table and a specialised wine tasting area and three large temperature-controlled wine coolers

Upstairs:

• Magnificent master suite with: gas fireplace and underfloor heating, a spacious walk-in dressing room, beautiful views of garden. The ensuite bathroom has both an indoor and outdoor shower, double vanity and separate toilet and bidet

- 2nd Bedroom: has underfloor heating, a walk-in closet plus an en-suite bathroom with a bath and shower, plus vanity
- 3rd Bedroom: has underfloor heating, a walk-in closet and an en-suite bathroom with skylights, a vanity and shower
- Upstairs has three work stations, a linen cupboard and a server room

Additional features:

Outdoor conservatory-style art studio Magnificent designer garden Borehole with water tank

2 Irrigation systems

Solar heated salt chlorinated pool with an electric cover

- Integrated sound system throughout
- 3 Geysers in main house
- Generator which runs the entire house

Security: Electric fence, beams, 7 CCTV cameras and intercom system

Exterior: Triple garage plus staff accommodation with 2 en-suite bedrooms and a kitchenette

Specifications:

E&OE

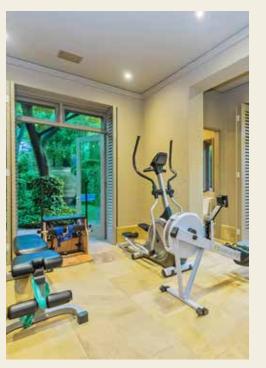
Stand size:	± 2853sqm
Rates & taxes:	± RI2 300 per month

Web Ref: 1334700

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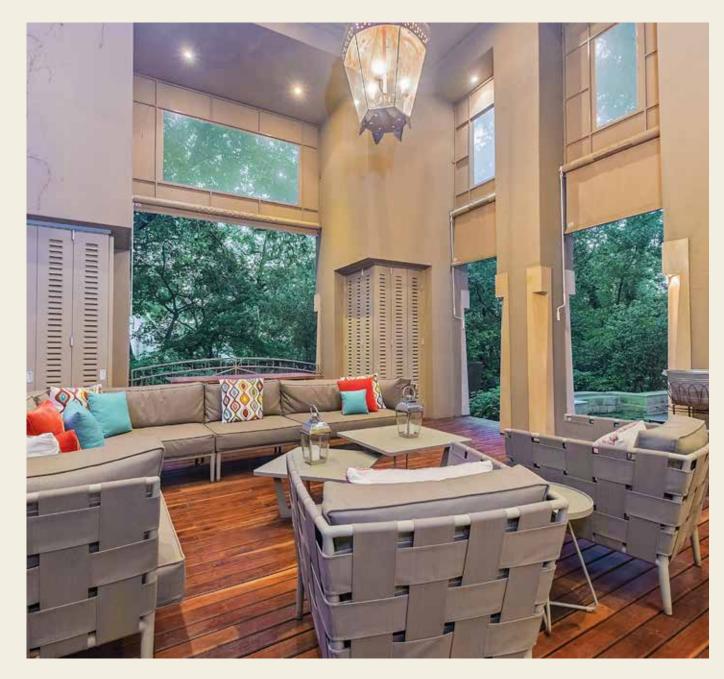
























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