

Hamptons

INTERNATIONAL



South Africa, Western Cape, Constantia, Bruce Road, 9

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£1,690,000

(R 38,000,000)

Property details






Attributes

-  **Swimming pool**
-  **Private parking**
-  **Garden**

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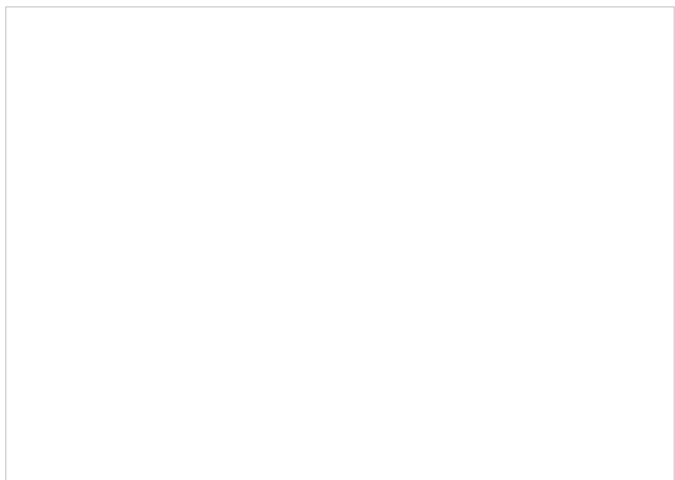
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5  5  3 

Description

Double-Volume Grandeur, Wrapped in Natural Light

From arrival, the home welcomes with quiet architectural confidence, a residence inspired by French European design and positioned within a private, leafy close in Constantia Upper. Multiple bay windows bring softness and detail to the exterior, framing treetop and garden perspectives that shift beautifully with the sun. The ground floor living spaces unfold effortlessly, anchored by fireplaces that enhance warmth and atmosphere. Underfloor heating throughout provides continuous comfort across seasons, entirely unseen but ever present. A gracious staircase ascends to the private quarters, where four luxurious en-suite bedrooms are positioned on the upper floor, each opening out to balconies that overlook the estate below. A fifth en-suite bedroom is discreetly located on the ground floor, offering practical flexibility without interrupting the home's sense of harmony, suited perfectly for guests or extended family living. The heart of entertaining lives between the curated reception rooms, a well-considered kitchen and pantry quietly supported by a separate scullery and separate laundry, ensuring everyday living remains seamless behind social life. The bar area is a natural centerpiece for gathering, transitioning outward to a covered patio that leads directly from the bar space. Nearby, a covered entertainers' patio flows from the bar, creating a purposeful extension of the home's social areas. A covered patio that leads from the bar area further enhances the home's indoor-outdoor continuity, allowing entertaining to move naturally between environment. The bar transitions effortlessly toward the covered patio, offering a calm architectural corridor linking interior conviviality to outdoor ease. Outdoor living elevates experience to memory, including a built-in pizza oven, built-in braai and illuminated main pool that glows beautifully after sunset. A dedicated doggy pool adds playfulness for pets without distracting from the home's refined landscape. With its exquisite landscaped gardens, perfectly manicured flower beds, and lush level lawn, the estate unfolds as a beautifully picturesque sanctuary. The estate is supported by generous garaging and parking, designed for ease rather than announcement. Staff accommodation is thoughtfully positioned on the property, offering two bedrooms, a kitchenette, and a full bathroom, supporting the home in everyday rhythm without ever pulling focus. Comprehensive security is layered throughout the property, completely unseen yet deeply integrated, reinforcing peace of mind. This is a home defined by light, legacy and deliberate functionality, a residence designed for family, celebration or future refinement, private in presence, generous in composition and cinematic in experience. Leading Constantia Upper property specialist(s) with a 30% market share and a reputation for record-breaking results. No.1 Selling Team in the Southern Suburbs.



















































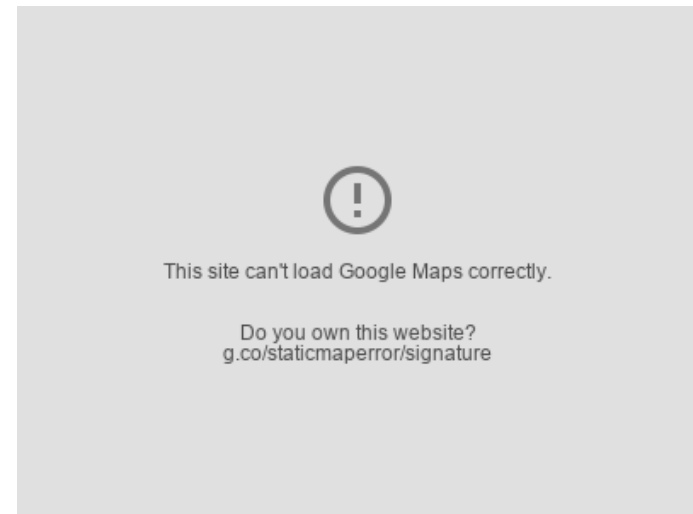
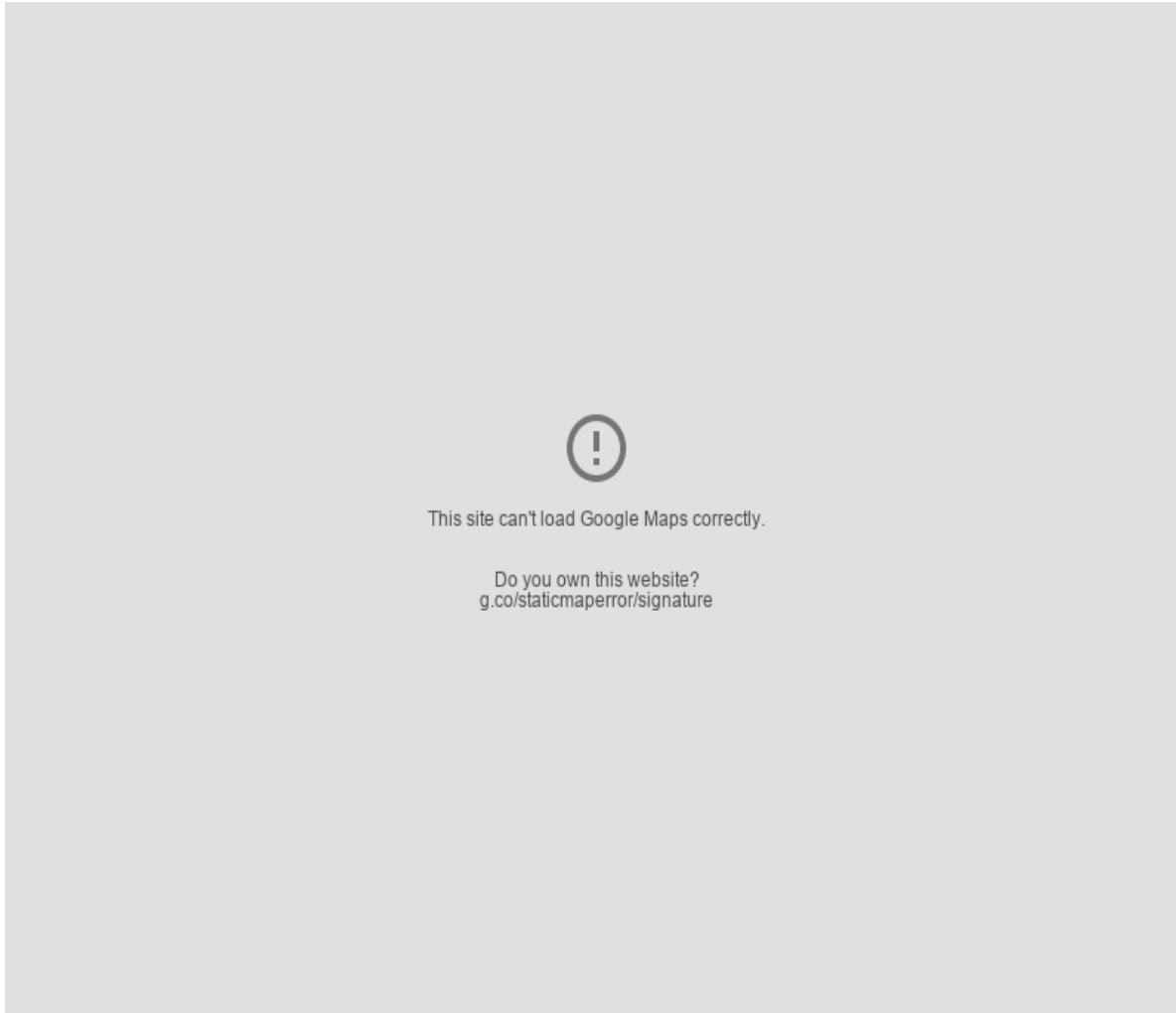








Location



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