



## William Christie

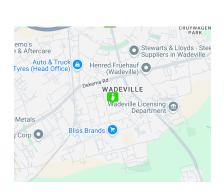
Candidate Property Practitioner Registered with PPRA (FFC 121 152 2) 0740552244

william@newpointproperty.co.za

Contact Head Office

## 010 0354431

Office 40A Eden Meadows Complex 1 Van Riebeeck Avenue Greenstone













R1,550,000





## Mini Factory for Sale in Secure Wadeville Park - Ideal for Small to Medium Enterprises

This well-maintained mini industrial unit is now available for sale in the established industrial hub of Wadeville, Germiston. Located within a secure, access-controlled business park offering 24-hour security, the unit provides a safe and strategic base for your operations. Its position ensures easy connectivity to major transport routes, making it a valuable investment for growing businesses.

The warehouse offers excellent height for racking or manufacturing, with 80 amps of three-phase power to support light industrial activity. Neat office components and well-kept staff ablutions round out the offering, creating a comfortable and functional work environment. Whether you're an owner-occupier or investor, this versatile mini factory delivers both practicality and value in a

## **Features**

Zoning Industrial

Interior Floor Loading Cap. Power 3 Phase Yes Power Amps

5 Tn/m<sup>2</sup> 80

Exterior Security

Yes

Sizes Floor Size Land Size

**Building Height** 

265m<sup>2</sup> 265m<sup>2</sup> 8m