



**Jarred Purchase**

Candidate Property Practitioner  
Registered with PPRA  
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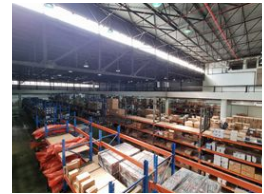
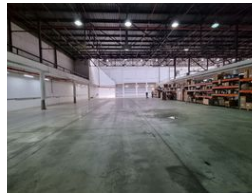
Contact Head Office

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Office 40A  
Eden Meadows Complex  
1 Van Riebeeck Avenue  
Greenstone  
1609



Web Ref CL12432



R55,000,000

45 90

Massive 18,647m<sup>2</sup> Industrial Facility on a 48,000m<sup>2</sup> Site in City Deep

Unlock unparalleled industrial potential with this expansive 18,647m<sup>2</sup> warehouse, strategically positioned in the bustling City Deep logistics hub. Designed for maximum efficiency, the facility features multiple roller shutter doors with dock levelers, on-grade access points, and soaring eaves for superior storage capacity. A robust three-phase power supply supports diverse industrial applications, while a comprehensive sprinkler system enhances safety. The warehouse benefits from ample natural light, a mezzanine level for additional workspace, and a vast paved yard for seamless truck movement and logistics operations.

Complementing the warehouse is an A-grade office component with a welcoming reception area, open-plan workspaces, executive

Features

Zoning Industrial

**Interior**

Air Conditioning Yes  
Power 3 Phase Yes  
Power Amps 1000

**Exterior**

Security Yes  
Covered Parking Bays 45  
Open Parking Bays 90

**Sizes**

Floor Size 18,647m<sup>2</sup>  
Land Size 48,000m<sup>2</sup>  
Building Height 10m

