



Marcel Carneiro
 Candidate Property Practitioner
 Registered with PPRA
 (FFC 120 075 3)
 0846932233
marcel@newpointproperty.co.za

Contact Head Office

010 0354431

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



Web Ref MC2591FSS



R14,420,000

Monthly Rates R1 Excl. VAT

8 20

Neat freestanding 2591sqm Industrial warehouse for sale in Aeroport, Spartan

This well-maintained 2591 sqm freestanding industrial warehouse, situated on a 4913 sqm stand in the sought-after Spartan industrial area, is now available for sale. Designed for efficiency, there are two warehouses on the property. The larger warehouse boasts excellent height to the eaves, abundant natural light with three large roller shutter doors strategically positioned for streamlined receiving and dispatch operations. The smaller warehouse has good height to the eaves with great natural light and two large roller doors for easy access. Equipped with 250 amps of three-phase power between the two buildings, the facility is ideal for energy-intensive industrial activities. Inside, the warehouse includes male and female ablution facilities.

Features

Zoning Industrial

Interior

Floor Loading Cap. 1 Tn/m²
 Power 3 Phase Yes
 Power Amps 250

Exterior

Covered Parking Bays 8
 Open Parking Bays 20

Sizes

Floor Size 2,591m²
 Land Size 4,913m²
 Building Height 7m

