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Web Ref NB4033GA



R28,000,000

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### 4 033m<sup>2</sup> Cold storage facility in Clayville, Midrand

Located within a secure park, this 4,033-square-meter cold storage facility offers prime visibility along Olifantsfontein Road, ensuring excellent exposure. The site provides ample parking and easy access for 8-ton trucks, with the capacity to accommodate one super link at a time. A standout feature of the property is its hanging carcass room, designed to hold up to 450 carcasses and equipped with a scale for precise measurements. Security is a top priority, with surveillance cameras and beams strategically positioned both inside the cold storage area and throughout the property. Additionally, the facility leverages solar power, promoting sustainable practices and enhancing operational efficiency.

Beyond the main cold storage unit, the property includes two additional units, one of which houses a 500-square-meter cold room

### Features

**Zoning** Industrial

#### Interior

Floor Loading Cap.	10 Tn/m <sup>2</sup>
Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	450

#### Exterior

Security	Yes
Open Parking Bays	30

#### Sizes

Floor Size	4,033m <sup>2</sup>
Land Size	8,000m <sup>2</sup>

