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Web Ref CL12277



R29,000,000

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### Prime 3,339m<sup>2</sup> Industrial Property for Rent or Sale in Laserpark, Roodepoort

This expansive industrial property in the heart of Laserpark, Roodepoort, offers a unique opportunity for businesses seeking a secure and strategic location. With 1,598m<sup>2</sup> of office space and 1,741m<sup>2</sup> of versatile warehouse space, the property is ideal for a variety of industrial operations. Available for rent at R267,575 per month (excluding VAT) or for sale at R29,000,000 (excluding VAT), this facility is fully secured with walls and electric fencing, ensuring safety and control.

The property is designed for seamless logistics, featuring eight on-grade roller shutter doors, two access gates, and 150 amps of three-phase power. Its prime location in a neat and active area, combined with ample space for both office and industrial use,

### Features

**Zoning** Industrial

#### Interior

Floor Loading Cap. 1 Tn/m<sup>2</sup>  
 Power 3 Phase Yes  
 Power Amps 150

#### Exterior

Open Parking Bays 20

#### Sizes

Floor Size 3,339m<sup>2</sup>  
 Land Size 4,339m<sup>2</sup>

#### Extras

24 Hour Access 24 Hour Response Air Conditioning Unit Alarm System Shower, Toilet and Basin

