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Eden Meadows Complex  
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Web Ref NB6035PAHWBP92



R512,975 pm

Gross Monthly Rental R512,975 Excl. VAT

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6035sqm warehouse off the R101 (old Johannesburg road)

Located in the sought-after industrial area of Rooihuiskraal, Centurion, this expansive 6,035 sqm property offers a unique opportunity for businesses seeking a versatile warehouse and office space. The warehouse itself spans 5,500 sqm, providing ample space for storage, manufacturing, or distribution operations. The high ceilings and large open floor plan allow for maximum flexibility in layout and use, while the space is equipped with three roller doors, ensuring efficient loading and unloading for large vehicles. Additionally, the warehouse is supported by 350 amps of three-phase power, ideal for businesses with high energy demands.

The 535 sqm office section is designed for functionality and comfort, providing administrative and managerial space to

## Features

**Zoning** Industrial

### Interior

Floor Loading Cap.	1 Tn/m <sup>2</sup>
Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	350

### Exterior

Security	Yes
Covered Parking Bays	10

### Sizes

Floor Size	6,035m <sup>2</sup>
Land Size	9,500m <sup>2</sup>

