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6,035m<sup>2</sup> Warehouse To Let in Rooihuiskraal

NEW



Web Ref CL12842



R512,975 pm

Gross Monthly Rental R512,975 Excl. VAT

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## Versatile 6,035m<sup>2</sup> Warehouse with Prime Main Road Exposure in Rooihuiskraal, Centurion

This expansive 6,035m<sup>2</sup> industrial property in Rooihuiskraal, Centurion, offers a powerful combination of size, functionality, and visibility—ideal for storage, manufacturing, or logistics. The 5,500m<sup>2</sup> warehouse features high ceilings, an open layout, three large roller doors for easy loading, and 350 amps of three-phase power to handle energy-intensive operations with ease.

Complementing the warehouse is a well-designed 535m<sup>2</sup> office space that ensures smooth administrative flow, while the site's exposure to a busy main road provides excellent signage potential and accessibility. With great truck access and a 650kVA generator in place, this property is built for operational reliability. Don't miss this rare opportunity—contact us today to arrange a

## 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>

