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Office 40A  
 Eden Meadows Complex  
 1 Van Riebeeck Avenue  
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 1609



Web Ref CL12278



R210,000 pm

Gross Monthly Rental R210,000 Excl. VAT

10 300

## Premium 1,800m<sup>2</sup> Workshop with 7,200m<sup>2</sup> Yard for Truck Maintenance and Fleet Operations

Take your truck maintenance operations to the next level with this fully equipped 1,800m<sup>2</sup> workshop, complemented by a massive 7,200m<sup>2</sup> paved yard perfect for large fleets. The workshop features 9 work bays, a dedicated wash bay, and 5 service pits, providing seamless access for super-link trucks. With a robust 200-amp power supply and secure perimeter fencing, your fleet will be safe and well-supported for demanding operations.

Enjoy excellent natural lighting throughout the workshop, creating a productive environment for your team. The property's strategic location near the Kraft Road on-ramp ensures easy access to the N12 highway, streamlining logistics for transportation businesses. This premium facility is the ideal solution for truck servicing and operational needs, offering unmatched space,

## Features

**Zoning** Industrial

### Interior

Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	200

### Exterior

Covered Parking Bays	10
Open Parking Bays	300

### Sizes

Floor Size	1,800m <sup>2</sup>
Land Size	9,000m <sup>2</sup>
Building Height	8m

