



**Jarred Purchase**

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Web Ref CL12341



R91,000 pm

Gross Monthly Rental R91,000 Excl. VAT

0 15

## Brand-New 1,300m<sup>2</sup> A-Grade Warehouse in Secure Aeroton Business Park

This newly developed 1,300m<sup>2</sup> A-grade warehouse in Aeroton is available to let, offering a prime location within a secure business park. Designed for efficiency, the warehouse features an on-grade roller shutter door, high ceilings, and abundant natural lighting, creating an ideal space for various industrial operations. A reliable three-phase power supply supports heavy-duty equipment, while a well-sized mezzanine level provides additional storage. Staff facilities include male and female restrooms and a kitchen, ensuring convenience and functionality.

The office component is thoughtfully designed with a welcoming reception, multiple private offices, an open-plan workspace, and kitchen and restroom facilities on both levels. A spacious boardroom with its own kitchen and staff toilets adds to the professional

## Features

Building Name		Aeroton Business Park		Zoning		Industrial	
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>			
Power 3 Phase	Yes	Security	Yes	Floor Size	1,300m <sup>2</sup>		
Power Amps	150	Open Parking Bays	15	Land Size	6,000m <sup>2</sup>		
				Building Height	9m		

