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Office 40A  
 Eden Meadows Complex  
 1 Van Riebeeck Avenue  
 Greenstone  
 1609



Web Ref MC1455TLC



R132,405 pm

Gross Monthly Rental R132,405 Excl. VAT

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Neat freestanding 1455sqm industrial warehouse in a secure park to let in Chloorkop

This A-grade neat 1455sqm freestanding industrial warehouse situated in a secure business park, is available to let in the sought-after industrial node of Chloorkop. The warehouse features two large roller shutter doors in the front of the building for easy access. The warehouse offers excellent height to the eaves and excellent natural light throughout the warehouse with three-phase power with 250 amps available, making it ideal for various industrial operations.

The office component includes a welcoming reception area, open-plan offices, a boardroom, individual offices, and male and female restrooms and kitchens. Ample secure parking is available for staff and visitors. The property boasts convenient access to

## Features

**Zoning** Industrial

### Interior

Floor Loading Cap. 1 Tn/m<sup>2</sup>  
 Air Conditioning Yes  
 Power 3 Phase Yes  
 Power Amps 250

### Exterior

Security Yes  
 Covered Parking Bays 6  
 Open Parking Bays 4

### Sizes

Floor Size 1,455m<sup>2</sup>  
 Land Size 1,455m<sup>2</sup>  
 Building Height 8m

### Extras

24 Hour Access Security Complex

