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 Eden Meadows Complex  
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Web Ref CL12436



R212,700 pm

Gross Monthly Rental R212,700 Excl. VAT

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## Prime 4,254m<sup>2</sup> Food-Grade Warehouse in Spartan – Available for Lease

This exceptional 4,254m<sup>2</sup> freestanding industrial warehouse in Spartan is purpose-built for food-grade operations. It features 1,500m<sup>2</sup> of ISO panel manufacturing rooms, excellent eave height, and abundant natural light. With two front roller shutter doors with loading bays and an additional rear roller door, the property ensures efficient logistics. Equipped with 300 amps of three-phase power, a 300kVA backup generator, and solar power, it provides reliable energy for demanding industrial processes.

The triple-volume office component offers a professional workspace, including a welcoming reception, private and open-plan offices, boardrooms, kitchens, and multiple ablution facilities with showers. Ample on-site parking is available for staff and

## Features

**Zoning** Industrial

### Interior

Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	300

### Exterior

Covered Parking Bays	14
Open Parking Bays	10

### Sizes

Floor Size	4,254m <sup>2</sup>
Land Size	6,237m <sup>2</sup>
Building Height	8m

