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



Web Ref CL12437



R16,245 pm

Gross Monthly Rental R16,245 Excl. VAT

0 2

### 285m<sup>2</sup> Secure Warehouse in Spartan – Ideal for Industrial Operations

This 285m<sup>2</sup> warehouse, located in a secure business park in the sought-after Spartan industrial node, is now available for lease. With excellent height to the eaves, abundant natural light, and a front roller shutter door for easy access, the space is designed for efficient operations. A robust three-phase power supply supports a variety of industrial uses, making it a versatile solution for your business needs.

The property includes functional office space across two floors, featuring individual offices, a kitchen, and separate male and female ablutions. Ample on-site parking enhances convenience for staff and visitors. Strategically positioned near O.R. Tambo International Airport and major highways (N3, R21, R24), this warehouse offers exceptional accessibility and practical functionality.

### Features

<b>Building Name</b>	S4 Unit 1 Plane Road				
<b>Zoning</b>	Industrial				
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>	
Power 3 Phase	Yes	Security	Yes	Floor Size	285m <sup>2</sup>
Power Amps	60	Open Parking Bays	2	Land Size	285m <sup>2</sup>
				Building Height	6m

