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

486m<sup>2</sup> Warehouse To Let in Spartan

NEW



Web Ref CL12897



R31,525 pm

Gross Monthly Rental R31,525 Excl. VAT

0 2

## Well-Maintained 486m<sup>2</sup> Warehouse in Spartan – Ideal for Light Industrial Operations

Located in the popular Spartan industrial node, this 486m<sup>2</sup> warehouse offers a clean, functional space perfect for light industrial or distribution businesses. The warehouse boasts excellent height, natural lighting, and a large roller shutter door for easy loading. With 60 amps of three-phase power, the property is well-suited to support a range of operational needs.

The double-story office component features a professional reception, open-plan workspaces, a kitchen, and separate male and female ablutions. Secure on-site parking adds further convenience. Positioned near O.R. Tambo International Airport and major highways like the N3, R21, and R24, this location provides unmatched accessibility for efficient logistics. Don't miss out—contact

## Features

**Zoning** Industrial

### Interior

Floor Loading Cap. 1 Tn/m<sup>2</sup>  
Power 3 Phase Yes  
Power Amps 60

### Exterior

Open Parking Bays 2

### Sizes

Floor Size 486m<sup>2</sup>  
Land Size 486m<sup>2</sup>  
Building Height 6m



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