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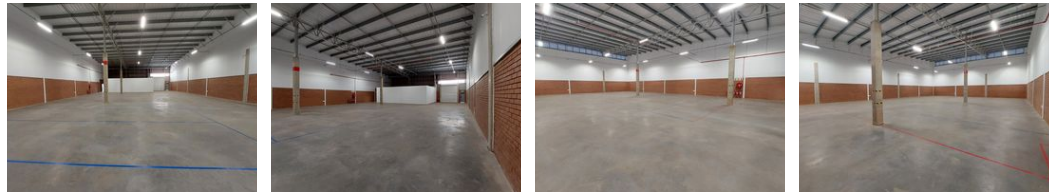
Contact Head Office

010 0354431

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



Web Ref CL12762



R39,471 pm

Gross Monthly Rental R39,471 Excl. VAT

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## 669m<sup>2</sup> Secure Warehouse with Office Space – Ideal for Industrial Operations

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This well-designed 669m<sup>2</sup> warehouse offers a highly efficient 80/20 split between warehousing and office space, ensuring seamless workflow and functionality. A high-roller shutter door provides easy access to the naturally lit warehouse, while the 60-amp, three-phase power supply supports a range of industrial activities, making it an excellent choice for manufacturing, storage, or distribution businesses.

The property includes 15 dedicated parking bays, three bathrooms for staff convenience, and 24-hour security, ensuring a safe and well-maintained working environment. Located in a prime industrial area, this secure and professionally designed space is perfect

## Features

**Zoning** Industrial

### Interior

Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	60

### Exterior

Security	Yes
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### Sizes

Floor Size	669m <sup>2</sup>
Land Size	36,000m <sup>2</sup>

