



**Martin Montgomery**

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R73,125 pm

Gross Monthly Rental R73,125 Excl. VAT

Monthly Levy R1,125 Excl. VAT

0 8

## 1 125sqm Warehouse in Cosmo Business Park, Roodepoort

An exceptional opportunity awaits within Cosmo Business Park as a 1125m<sup>2</sup> warehouse becomes available for lease. This newly constructed, state-of-the-art unit offers a generous interior space with two on-grade sliding doors on opposing sides, ensuring effortless accessibility. The warehouse features smooth level flooring and ample natural light through clear roof sheets, offering remarkable eave height and a robust 160 amps of 3-phase power supply to meet various industrial needs.

Internally, the space is meticulously planned, featuring an open-plan reception and office area with elegant tiled flooring that creates a professional ambiance. Additional smaller offices, multiple ablution facilities, and kitchenettes tailored for office staff

## Features

**Zoning** Industrial

### Interior

Power 3 Phase Yes  
Power Amps 160

### Exterior

Security Yes  
Open Parking Bays 8

### Sizes

Floor Size 1,125m<sup>2</sup>  
Land Size 20,000m<sup>2</sup>  
Building Height 8m

