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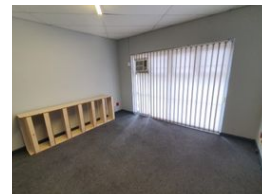
Contact eXp Realty

087 8212575

South Africa



Web Ref 7002001-81487



R5,500,000

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844m2 Office Available For Sale In Newton Park

This well-maintained 844m2 office space, situated on a 2,467m2 Business 2-zoned erf, offers an excellent investment or owner-user opportunity in a strategic commercial hub. The property is currently divided into three independent sections, with two fully tenanted and one available for immediate occupation, providing a mix of income potential and flexibility for an owner-occupier or investor.

Designed for modern business needs, the office space features a spacious, air-conditioned reception area, seven private, air-conditioned offices, and additional storage rooms. Thoughtful amenities include separate male and female ablutions and a fully equipped kitchen, ensuring a comfortable working environment. The layout supports a variety of professional and administrative

Features

Zoning Commercial

Interior

Floor Loading Cap. 10 Tn/m²
Air Conditioning Yes
Power 3 Phase Yes
Power Amps 60

Exterior

Security Yes
Open Parking Bays 30

Sizes

Floor Size 844m²

Extras

High Speed Internet High Traffic Near Public Transportation Near Bus Near Golf Course Alarm System On Busy Road Good reachable traffic Near Schools Fibre Near Fitness centre Air Conditioning Unit Near Medical Center Near Shops Frequency location Wheelchair Accessible Near Shopping Mall Near Hospital Near University/Campus