



Irmela Redelinghuys  
083-276-4394  
irmela.redelinghuys@expsouthafrica.co.za

Contact eXp Realty

087 8212575

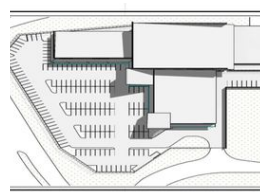
South Africa



Web Ref 7002001-50931



	C	D
AL INCOME		508120,00
er operating cost		18593,50
operating costs		86000,00
		440713,50 per
		5288562,00 per
TRUCTION COST		23282000,00
W FINISHES PnP INT		4000000,00
IPAL COSTS & PROF. FEES		1500000,00
B EXPENCES AND STAND		1500000,00
GY BACK UP		250000,00
INVESTMENT TOTAL COST		30532000,00



R9,500,000



VEREENIGING \* THREE RIVERS \* R9,5MILLION \* Commercial Prime Vacant Land \* Already Zoning "Special"

VEREENIGING \* THREE RIVERS \* R9.5MILLION \* Commercial Prime Vacant Land

\_Property Details\_

- Location: Vereeniging, Three Rivers
- Property Type: Commercial Prime Vacant Land
- Price: R9 500,000.00
- Land Size: (Not specified, but plans approved for a shopping center)
- Zoning: "Special" for:
  - Shops
  - Offices
  - Places of refreshment
- Services:
  - Rand Water
  - Power
  - Main Municipal Sewer
- Approved Plans\_
- Shopping Centre valued at R13,500,000.00
- Office space 1 unit at 1000 sqm each

## Features

**Zoning** Commercial

### Sizes

Land Size 7,308m<sup>2</sup>

### Extras

Near Medical Center Unfinished Near Schools Near Shops On Busy Road Near Shopping Mall  
Near Hospital Safe Location Near Golf Course New Building Frequency location Near Public  
Transportation Near Fitness centre City Center Near Bus Near Park High Traffic