

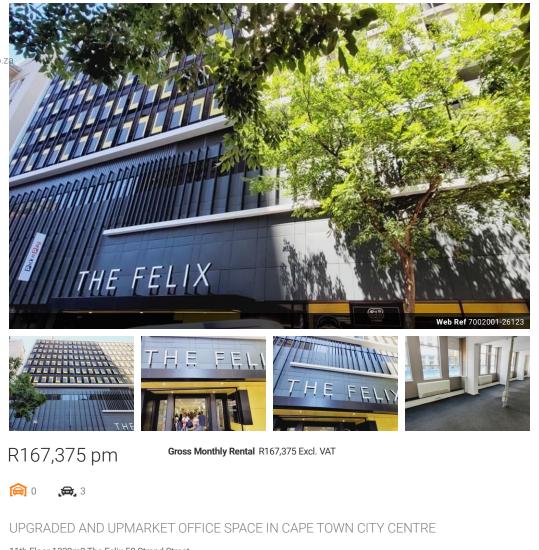


Tertius Van Staden 060-912-3637 tertius.vanstaden@expsouthafrica.co.z

Contact eXp South Africa

## 087 8212575

Old Main Road Johannesburg South Africa



11th Floor 1339m2 The Felix 58 Strand Street The Felix which was Picbel Parkade has seen an extensive refurbishment and has been renamed The Felix. From neat, ambient lit lift lobbies The Felix offers flexible offices from 200 - 680sqm with tenants enjoying the use of an all weather atrium (includit in braai facilities), full upgrades to common areas, a boxing gym and access to over 800 parking bays! With no load shedding, a 4\* Green Building Accreditation and an inhouse design team to customize your office space, The Felix offers an inspiring work environment at very reasonable rental rates.

- One-of-a-kind lift lobbies.
  Incredible open air atrium with braai facilities.
  No load shedding
  Natural light and openable windows

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- Over 800 Parking bays
- · On-site boxing and functional gym

## Features

## Commercial Zoning

Exterior **Open Parking Bays**  Sizes Floor Size Land Size

1,339m<sup>2</sup> 1,339m<sup>2</sup>