

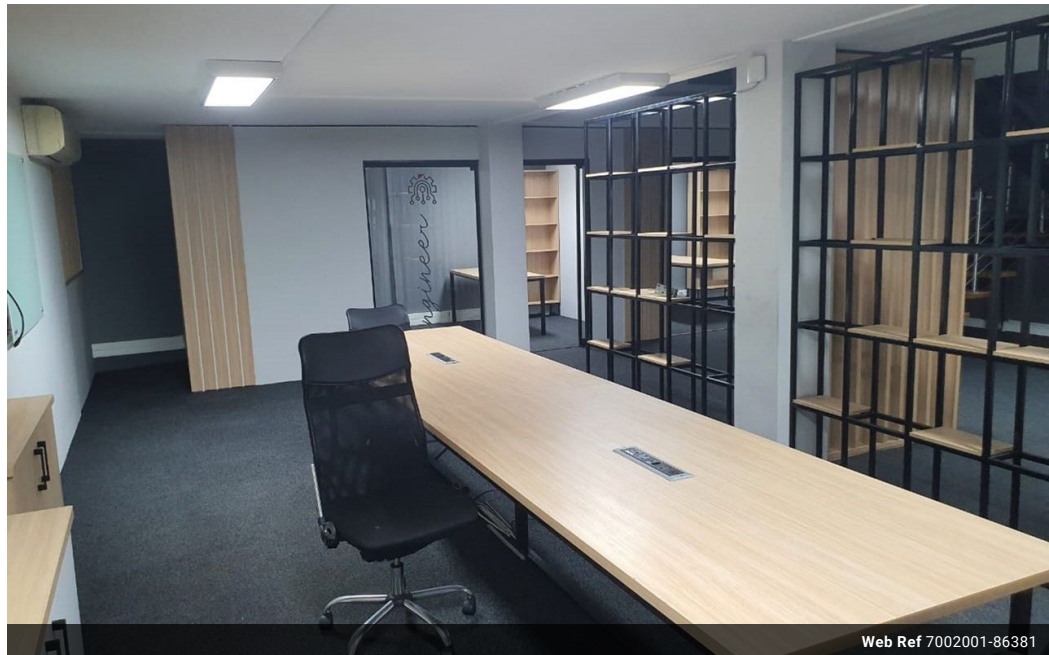


Ian Knott  
072-226-3189  
ian.knott@expsouthafrica.co.za

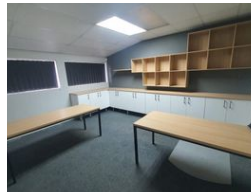
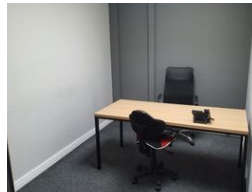
Contact eXp Realty

087 8212575

South Africa



Web Ref 7002001-86381



R78,950 pm

Gross Monthly Rental R78,950 Excl. VAT

 0  20

### 540m<sup>2</sup> A-Grade Office Space To Let

This 540m<sup>2</sup> A-grade office space offers a polished solution for businesses seeking a professional environment. The office opens into a sleek, air-conditioned reception area with a stylish built-in coffee bar, creating a strong first impression for clients and guests. A modern 10-seater boardroom is located just off the reception—ideal for meetings and presentations. The ground floor features an open-plan workspace complemented by six individual, air-conditioned offices, allowing teams to collaborate while maintaining focused private areas. Upstairs, a large boardroom is accompanied by multiple additional air-conditioned offices, offering flexible space for growing teams or departments.

### Features

**Zoning** Commercial

#### Interior

Floor Loading Cap. 20 Tn/m<sup>2</sup>  
Air Conditioning Yes  
Power 3 Phase Yes  
Power Amps 60

#### Exterior

Security Yes  
Open Parking Bays 20

#### Sizes

Floor Size 540m<sup>2</sup>

#### Extras

High Speed Internet Alarm System Closed Circuit TV Fibre Near Hospital Near Highway On Busy Road Air Conditioning Unit High Traffic Air Conditioner Near Public Transportation Near Motorway Near Shopping Mall Near Schools Frequency location Safe Location Wheelchair Accessible Near Park Near Bus