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NEW



Web Ref 7002001-91853



R42,400 pm

Gross Monthly Rental R42,400 Excl. VAT

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## Warehouse To Let

An exceptional opportunity to lease a well-designed, high-spec industrial unit ideal for warehousing, logistics, manufacturing, or a combination of uses. This secure, energy-efficient facility offers modern finishes, natural lighting, and customizable options to suit your operational needs.

Property Highlights:

1,060m<sup>2</sup> Total Space

Includes 140m<sup>2</sup> mezzanine (can be developed further for offices, boardrooms, storage, restrooms, etc.)

6.5m Under-Eave Height with 8m column spacing

10m High Apex – Ideal for racking and vertical storage

International-Spec Epoxy Flooring System

Durable and dust-free surface for heavy-duty operations

2x Large Roller Shutter Doors

One with a remote-controlled sliding gate for seamless entry/exit

3-Phase Power Supply

## Features

**Zoning** Commercial

### Extras

Near Bus Frequency location Good reachable traffic Near Highway Near Shopping Mall High Traffic