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R47,163 pm

**Gross Monthly Rental** R47,163 Excl. VAT



Secure Office Park in Edenburg, Rivonia to rent.

Rentals between R23 542pm and R47163pm

Perfectly positioned just off the N1 and Rivonia Road, Mellis Office Park offers aesthetically appealing Office space in three

Buildings: Price schedule on request.

Block D/West Building:

Ground floor 597m<sup>2</sup> @ R47,163pm; Patio: 89 @ R30/m<sup>2</sup>

Second floor 298m<sup>2</sup> @ R23,542pm; Patio 298 @ R14/m<sup>2</sup>

Block E/ Main Building:

Ground floor 489 @ R95/m<sup>2</sup>; Patio: 129 @ R30/m<sup>2</sup>

First floor 478 @ R95/m<sup>2</sup>; No patio

Second floor 498 @ R95/m<sup>2</sup>; Patio: 50 @ R30/m<sup>2</sup>

Block F/ East Building:

Ground Floor 597 @ R79/m<sup>2</sup>; Patio: 89 @ R30/m<sup>2</sup>

First floor 597 @ R75/m<sup>2</sup>; No Patio

Second Floor 298 @ R79/m<sup>2</sup>; Patio 298 @ R14/m<sup>2</sup>

Parking: R350/open bay; R450/shaded bay; R550/basement bay.

Storerooms: Various sizes @ R45/m<sup>2</sup>

Gross rental excludes Vat and Utilities; Electricity, Water and Refuse but includes rates and taxes.

## Features

**Zoning** Commercial

### Extras

Electrical generator Lift-Elevator Near Shopping Mall Fibre Near Shops Good reachable traffic  
Near Medical Center Near Hospital Air Conditioning Unit Furnished Near Fitness centre Near  
Motorway High Speed Internet On Quiet Road Roof Terrace Needs Renovation Near Schools  
Contemporary Kitchen - Extra Near Highway Country Side Pets Not Allowed Common Areas  
Near Public Transportation Brick Covered Parking Safe Location