

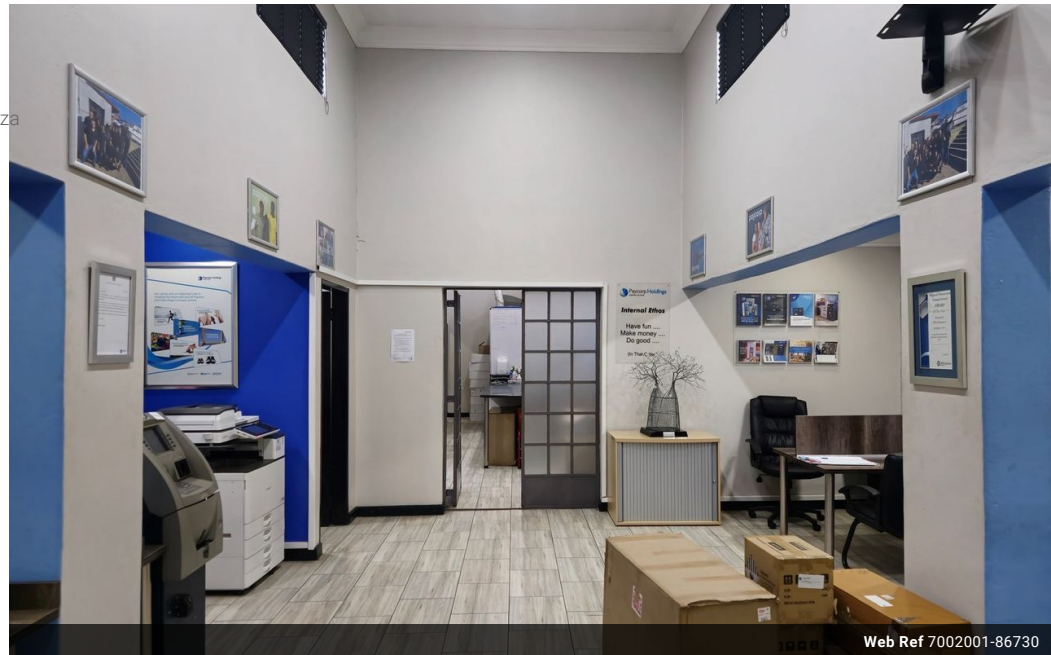


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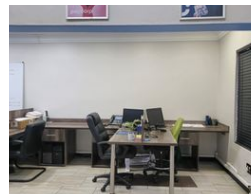
Contact eXp Realty

087 8212575

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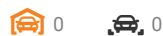


Web Ref 7002001-86730



R23,550 pm

Gross Monthly Rental R23,550 Excl. VAT



### Stylish Office with Modern Finishes, High Visibility & Security

Step into a polished, functional workspace located in a high-demand business district with easy access to a main road and surrounded by established companies. This modern, downstairs office is thoughtfully designed with vaulted ceilings and sleek wood-look tiles, creating a spacious and professional environment.

Upon entry, you're welcomed by a generous open-plan office area that can comfortably accommodate up to six desks. It's fully air-conditioned to ensure a comfortable working environment year-round. At the rear, a separate office offers quiet privacy, its own external access door, and is also air-conditioned – ideal for management, meetings, or client consultations.

Additional features include a dedicated storeroom, a neat kitchenette with a sink, cupboards, and a coffee station, and a separate

### Features

**Zoning** Commercial

#### Exterior

Security Yes

#### Sizes

Floor Size 120m²

#### Extras

Alarm System Near Fitness centre Built in Wardrobes Pets Not Allowed Air Conditioning Unit  
Near Shops Safe Location Near Public Transportation Near Schools Fibre Near Shopping Mall  
Brick Concrete Renovated Cloakroom Near Hospital Modern On Busy Road