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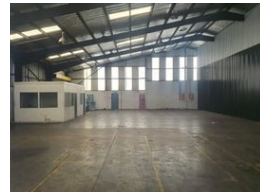
Contact eXp Realty

087 8212575

South Africa



Web Ref 7002001-86768



R55,200 pm

Gross Monthly Rental R55,200 Excl. VAT



### Versatile 1380m<sup>2</sup> Portal-Style Warehouse with Dock Access in Secure Logistics Hub

Introducing a prime leasing opportunity—a spacious 1380m<sup>2</sup> portal-style warehouse, strategically located within a secure industrial park. This highly functional facility is ideal for distribution, logistics, or light manufacturing operations. A generous concrete yard ensures seamless maneuverability for large vehicles, complemented by an extra-wide motorized gate for effortless superlink access, catering to high-volume transport requirements.

The modern warehouse design features a clear-span, column-free interior layout that maximizes operational flexibility. With internal clear heights ranging between 6 to 8 meters, the structure supports efficient vertical storage and easy movement of goods. This open floor plan is perfectly suited for scalable racking systems, production lines, or bulk handling operations—ideal for

### Features

**Zoning** Industrial

#### Interior

Floor Loading Cap. 10 Tn/m<sup>2</sup>  
Air Conditioning Yes  
Power 3 Phase Yes

#### Exterior

Security Yes

#### Sizes

Floor Size 1,380m<sup>2</sup>

#### Extras

Brick Frequency location Air Conditioning Unit Near Hospital Wheelchair Accessible Eat-in Kitchen High Speed Internet Near Shopping Mall High Traffic Unfurnished Near Motorway On Busy Road Near Medical Center Near Shops Fibre Near Bus Air Conditioner Downtown Unfinished Kitchen-Dinette Good reachable traffic Near Railway station Security - System Near Airport Near Highway