



R1,100,000

Web Ref 1015237

PROPERTY FEATURES

Secure Mini Industrial Unit Located In Sought After Industrial Park

This well sized mini unit with 24 hour manned security entrance is perfect to the SME wanting to invest in their future. The unit is totally open plan and has a tiled reception area with bathroom and small wet kitchenette. The well sized tiled mezzanine level has another bathroom and balcony overlooking the unit entrance and parking area. Access to the warehouse floor is through a 5 meter high roller door. The current owner has advised that the option of leaving the air conditioning and current temporary mezzanine floor covering the remainder of the warehouse area is an optional extra and subject to separate negotiation. The unit comes standard with 2 dedicated parking bays but there is ample space for additional open parking spots. All units are accessed through a ring road in the park and is easily accessed by large delivery vehicles. This Industrial Park is located on the border of Laser Park and is in close proximity to Beyers Naude Drive and the N14 / N1 highways. The suburb is relatively new to the industrial environment but all amenities are within a short trip of the park. Get in contact with me to arrange a viewing of this unit.

ERF Size 5,671 m²

Building Size 115m²

Rates R1,800 per month

Sectional Title Levies R1,872



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