



**R190 p/m<sup>2</sup>**

Web Ref 1002151

## PROPERTY FEATURES

50 Parking Spaces

### Office Space

Prime and Modern Office space - to let - in Fourways. Get professional affordable Office Space in buz of the fast developing Fourways Prescient and Styen City. Block G White Box (design your own office needs and desires) Ground floor and First floor (equally similar to each other by layout) 1) 346 m2 space 2) 412 m2 space 3) 358 m2 space All currently connected on an open space and all with it's own entrance door (if necessary) Private roof top lounge available for hire by tenant 60 Basement parking bay and 60 open / visitor's parking bay is available Secured office part with 24 hr security guards. Roof top Restaurant / Bar with a beautiful view of the Magaliesberg mountains on-site The business park is on the edge of Sandton in Fourways, these office are right on William Nicol in between the two up and coming development. The office park is and a few mintutes away from the Fourways Life Hospital, excellent schools, up-market apartments and estates and 15 minutes from Lanseria International Airport for quick travels.- (Tenant Installation Allowance and Services on offer by Landlord) Gross Rental R190.00/m<sup>2</sup> neg\* (Tenant Installation services/allowance are available) Basement Parking R800.00/Bay Open Parking R400.00/Bay Lease Period 5 years neg\*

ERF Size 40,000 m<sup>2</sup>

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