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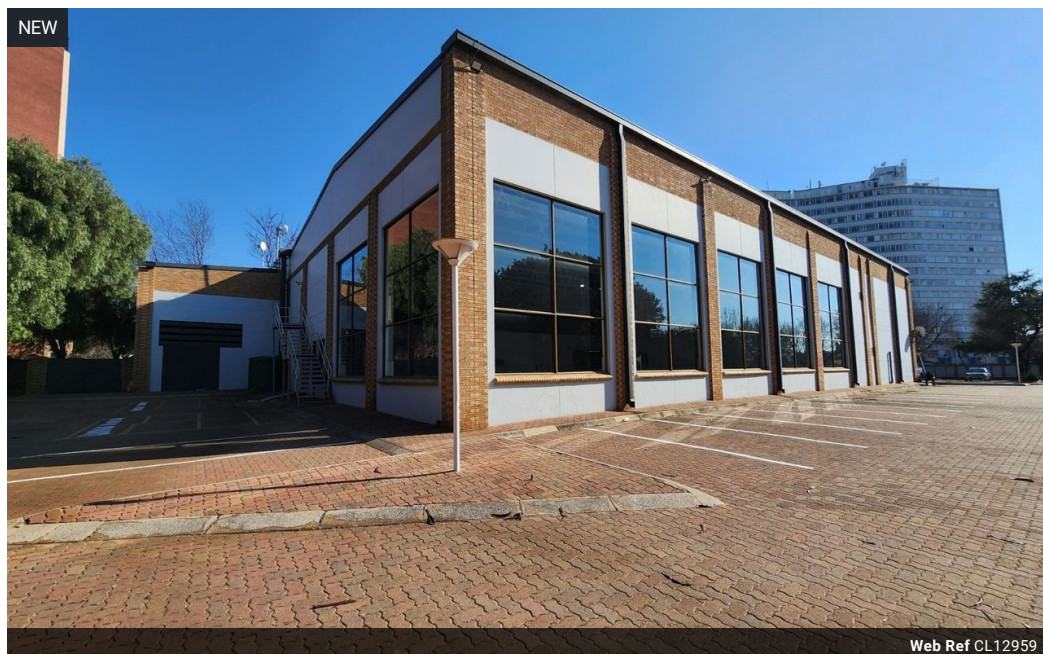
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Contact Head Office

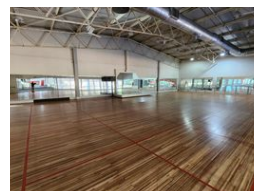
010 0354431

Office 40A
Eden Meadows Complex
1 Van Riebeeck Avenue
Greenstone
1609

3,162m² Business Centre To Let in Lambton



Web Ref CL12959



R140,000 pm

Gross Monthly Rental R140,000 Excl. VAT



0



250

Versatile 3,162m² Multi-Use Property with Olympic Pool in Prime Germiston Hub

Unlock endless possibilities with this 3,162m² commercial property in the heart of Germiston's bustling mixed-use zone. Formerly a fully equipped gym, the ground floor spans 1,806m² and features flexible open-plan space, private offices, male and female ablutions with showers and steam rooms, and a rare Olympic-sized indoor pool. A welcoming reception and dedicated kids' activity area round out the impressive amenities, making it ideal for wellness, leisure, or training facilities.

Upstairs, 1,356m² offers large open areas perfect for fitness studios or customizable business use. With high ceilings, excellent natural light, and a layout suitable for conversion into industrial, warehousing, or distribution space, this property adapts to a wide

Features

Zoning Commercial

Interior

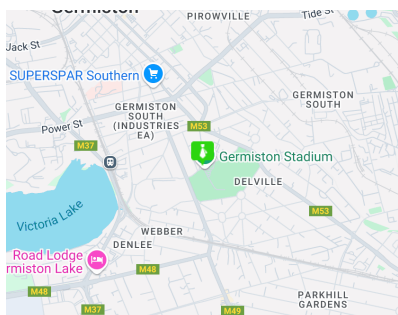
Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	400

Exterior

Security	Yes
Open Parking Bays	250

Sizes

Floor Size	3,162m ²
Land Size	7,000m ²
Building Height	12m



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