



Tyrone Varga
Principal Property Practitioner
Registered with PPRA
(FFC 114 321 7)
072 869 3246

tyrone@newpointproperty.co.za

Contact Head Office

010 0354431

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



SOLE MANDATE

Web Ref TV690FS



R5,865,000

Monthly Levy R1,500 Excl. VAT

Monthly Rates R6,216 Excl. VAT

0 6

Sole mandate - Freestanding Investment Property in the Prime Founders View area.

Located in the highly sought-after and secure area of Founders View, this exceptional freestanding commercial property offers a prime investment opportunity with solid returns and excellent growth potential.

Set on a 1,168m² stand, the property features a 690m² building with versatile space suitable for a variety of business operations. Its strategic position ensures easy access to major arterial routes, making it ideal for light industrial, warehousing, or commercial use.

Currently tenanted by a fantastic, reliable tenant, this property offers immediate rental income with a well-structured lease in place.

Lease Details:

Lease expiry: 31 July 2027

Current rental: R47,806 per month

Annual escalation: 8%

Features

Zoning Industrial

Interior

Power 3 Phase Yes
Power Amps 100

Exterior

Security Yes
Open Parking Bays 6

Sizes

Floor Size 690m²
Land Size 1,168m²

