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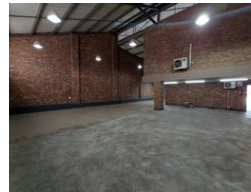
010 0354431

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

## 327m<sup>2</sup> Warehouse For Sale in Clayville



Web Ref CL13503



R2,625,000



### Smart, Streamlined 327m<sup>2</sup> Warehouse with Yard & Offices in Prime Industrial Zone

Elevate your business operations with this modern 327m<sup>2</sup> warehouse, offering the perfect balance of functional workspace and sleek office areas. Ideal for light industrial use, storage, or distribution, the unit is designed to support efficiency and day-to-day productivity in a polished, professional environment.

Equipped with a reliable 60-amp three-phase power supply, large roller shutter doors for smooth loading, and a spacious yard for excellent truck access, this facility is built for convenience. With 10 dedicated parking bays and a well-configured layout, this property is a rare opportunity for businesses seeking a flexible and well-located operational hub. Contact us today to arrange a

### Features

**Zoning** Industrial

#### Interior

Floor Loading Cap.	1 Tn/m <sup>2</sup>
Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	60

#### Exterior

Security	Yes
Open Parking Bays	30

#### Sizes

Floor Size	327m <sup>2</sup>
Land Size	8,000m <sup>2</sup>

