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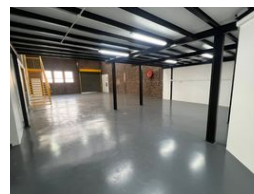
010 0354431

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

640m<sup>2</sup> Warehouse To Let in Hennospark



Web Ref NB640sqmU1EChE3



R44,800 pm

Gross Monthly Rental R44,800 Excl. VAT



640sqm warehouse with offices.

This versatile 706m<sup>2</sup> warehouse offers a highly adaptable layout, well-suited for a range of industrial uses including manufacturing, storage, and logistics. A 150m<sup>2</sup> mezzanine provides valuable additional space, ideal for storage or conversion into office use, enhancing overall efficiency. Natural light floods the interior through large windows, creating a bright, welcoming environment that reduces the need for artificial lighting during the day. The flexible design allows businesses to tailor the space to suit their specific operational requirements.

The facility is equipped with a strong 60-amp power supply, capable of supporting a variety of industrial equipment and machinery. A generous yard area ensures smooth vehicle access and efficient loading and unloading processes. Inside, modern office

## Features

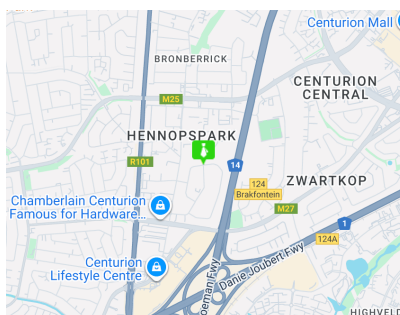
**Zoning** Industrial

### Interior

Floor Loading Cap. 1 Tn/m<sup>2</sup>  
 Power 3 Phase Yes  
 Power Amps 150

### Sizes

Floor Size 640m<sup>2</sup>  
 Land Size 5,000m<sup>2</sup>



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