



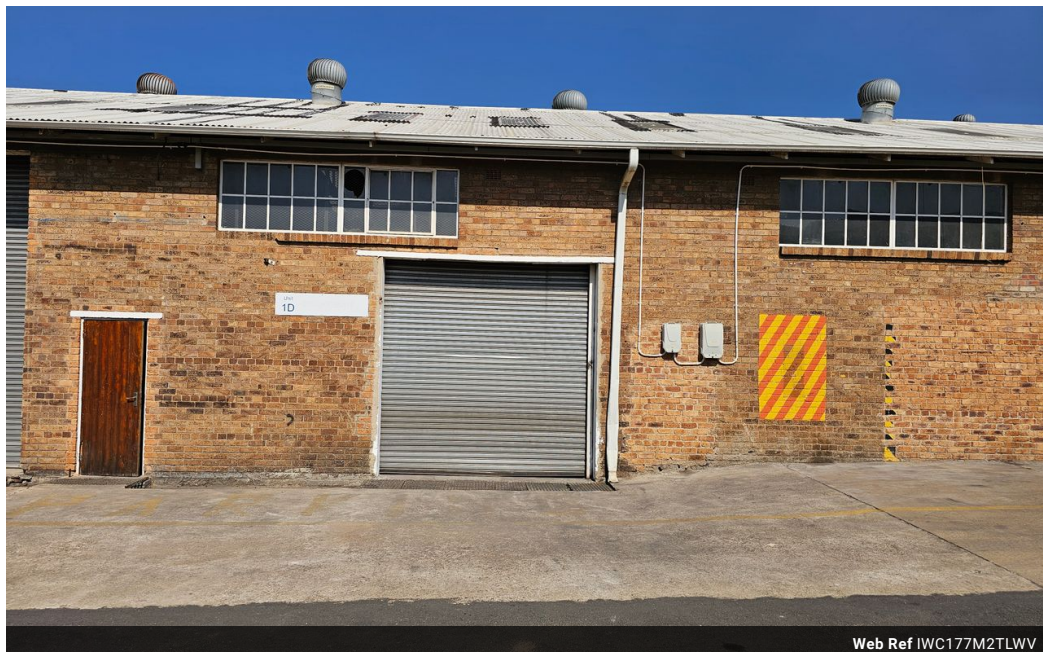
**William Christie**  
Candidate Property  
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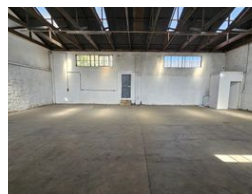
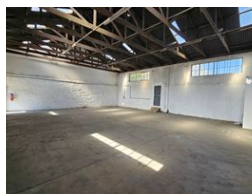
Contact Head Office

**010 0354431**

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



Web Ref IWC177M2TLWV



**R14,000 pm**

**Gross Monthly Rental** R14,000 Excl. VAT

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### Mini Factory To Let – Wadeville, Germiston

Located in a secure and well-maintained industrial park in the heart of Wadeville, this mini factory offers a practical and efficient workspace ideal for light industrial or storage use.

The unit features excellent natural lighting throughout, creating a bright and energy-efficient working environment. It is equipped with prepaid three-phase power, allowing for easy and flexible electricity management.

Additional amenities include a private bathroom and a small kitchenette for staff convenience.

The property is situated within a safe industrial complex that benefits from 24-hour security, controlled access, and a strong presence of surrounding businesses.

### Features

**Zoning** Industrial

#### Interior

Floor Loading Cap. 5 Tn/m²  
Power 3 Phase Yes  
Power Amps 63

#### Exterior

Security Yes

#### Sizes

Floor Size 177m²  
Land Size 177m²  
Building Height 5m