



**Jarred Purchase**  
Candidate Property  
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Office 40A  
Eden Meadows Complex  
1 Van Riebeeck Avenue  
Greenstone  
1609

6,490m<sup>2</sup> Warehouse To Let in City Deep

NEW



Web Ref CL13866



**R350,000 pm**

**Gross Monthly Rental** R350,000 Excl. VAT

**Monthly Rates** R10,000 Excl. VAT

15 30

## Prime Industrial Powerhouse Near Johannesburg Market

Take your operations to the next level with this 6,490m<sup>2</sup> warehouse on a 9,249m<sup>2</sup> stand, just 1 km from the Johannesburg Market. Boasting 8 roller doors (6 dock-level, 2 on-grade), 8.5m height to eaves, in-rack sprinklers, 700 amps of 3-phase power, and installed racking, this facility is built for efficient logistics, warehousing, or light manufacturing.

The A-grade office component features a professional reception, executive boardrooms, and spacious offices with kitchens and ablutions. A large paved yard allows for seamless super-link access, all within easy reach of the N17, N12, and M2 highways. A

## Features

**Zoning** Industrial

### Interior

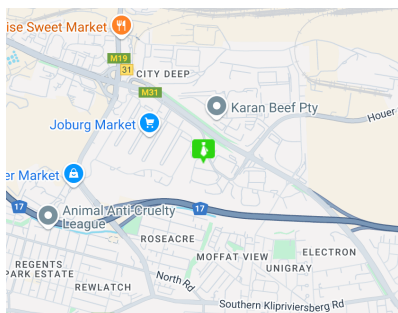
Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	700

### Exterior

Covered Parking Bays	15
Open Parking Bays	30

### Sizes

Floor Size	6,490m <sup>2</sup>
Land Size	9,249m <sup>2</sup>



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