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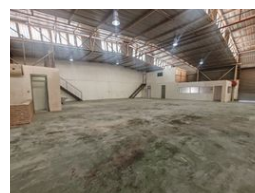
**010 0354431**

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

533m<sup>2</sup> Warehouse To Let in Selby



Web Ref CL13036



**R23,985 pm**

**Gross Monthly Rental** R23,985 Excl. VAT



## 533m<sup>2</sup> Secure Industrial Warehouse To Let in Selby – Prime Access, Power & Professional Office Space

Positioned in a sought-after business park in Selby, this well-maintained 533m<sup>2</sup> warehouse is now available to let. The unit offers excellent height to the eaves, abundant natural lighting, and a large on-grade roller shutter door for streamlined operations. With 100 AMPS of three-phase power, neat staff ablutions, and a convenient kitchenette, it's perfectly suited for manufacturing, storage, or distribution.

The property also features a clean and professional office section, including a reception area, private offices, a boardroom, a kitchen, and additional restrooms. Situated in a 24-hour access-controlled park with ample parking and generous yard space for trucks, it offers the ideal mix of security and practicality. Its direct connectivity to Booysens Road and the M2 highway makes

## Features

**Zoning** Industrial

### Interior

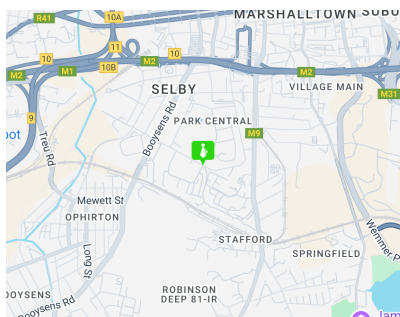
Power 3 Phase	Yes
Power Amps	100

### Exterior

Security	Yes
Open Parking Bays	10

### Sizes

Floor Size	533m <sup>2</sup>
Land Size	15,000m <sup>2</sup>
Building Height	7m



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