NEWPOINT PROPERTY GROUP



Marcel Carneiro

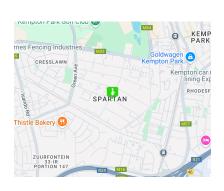
Candidate Property Practitioner Registered with PPRA (FFC 120 075 3) 0846932233

marcel@newpointproperty.co.za

Contact Head Office

010 0354431

Office 40A Eden Meadows Complex 1 Van Riebeeck Avenue Greenstone













R212,700 pm

Gross Monthly Rental R212,700 Excl. VAT Monthly Rates R1 Excl. VAT

Monthly Levy R1 Excl. VAT





4,254m² Food-Grade Industrial Facility with ISO Panel Production in Prime Spartan Location

This top-tier 4,254m² freestanding warehouse in Spartan is specifically designed for food-grade and high-spec industrial operations. The property includes 1,500m² of ISO panel production rooms, excellent height to the eaves, and an abundance of natural light. With three roller shutter doors—two front-facing with loading bays and one at the rear—plus 300 amps of three-phase power, a 300kVA backup generator, and solar energy, it offers exceptional logistical efficiency and reliable power infrastructure.

The triple-volume office component is equally impressive, featuring a welcoming reception area, private and open-plan offices, boardrooms, fully equipped kitchens, and male and female ablutions with showers. Generous on-site parking adds to the

Features

Zoning Industrial

Interior

Floor Loading Cap. 1 Tn/m² Air Conditioning Yes Power 3 Phase Yes Power Amps 300

Covered Parking Bays Open Parking Bays

Sizes

Floor Size Land Size **Building Height** 4,254m² 6,237m²