



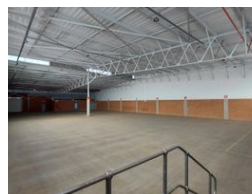
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Eden Meadows Complex  
1 Van Riebeeck Avenue  
Greenstone  
1609

1,325m<sup>2</sup> Warehouse To Let in Witfontein AH



R100,700 pm

**Gross Monthly Rental** R100,700 Excl. VAT  
**Monthly Rates** R17,529 Excl. VAT  
**Monthly Levy** R21,465 Excl. VAT

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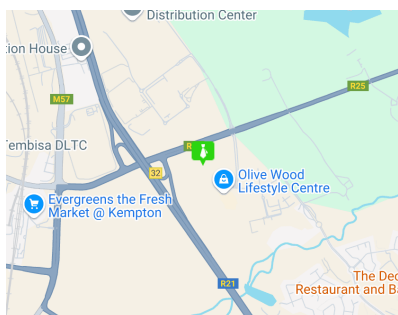
## Spacious and secure warehouse in Olivewood Hub

This 1,325-square-metre industrial property is immediately available and offers a well-maintained, functional space ideal for a range of business operations. The unit includes a neat reception area that doubles as an open-plan office, providing a welcoming and efficient environment for administrative tasks and client interaction. A fully equipped kitchen and three separate toilets add to the comfort and convenience for staff and visitors alike.

The warehouse is designed with operational efficiency in mind, featuring a high-capacity roller shutter door suitable for super link truck access, allowing for smooth logistics and deliveries. A built-in sprinkler system enhances safety and compliance, making it a

## Features

<b>Building Name</b>	A1			
<b>Zoning</b>	Industrial			
<b>Interior</b>		<b>Exterior</b>		<b>Sizes</b>
Power 3 Phase	Yes	Security	Yes	Floor Size
Power Amps	100	Open Parking Bays	14	Land Size
				Building Height
				1,325m <sup>2</sup>
				20,000m <sup>2</sup>
				7m



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