



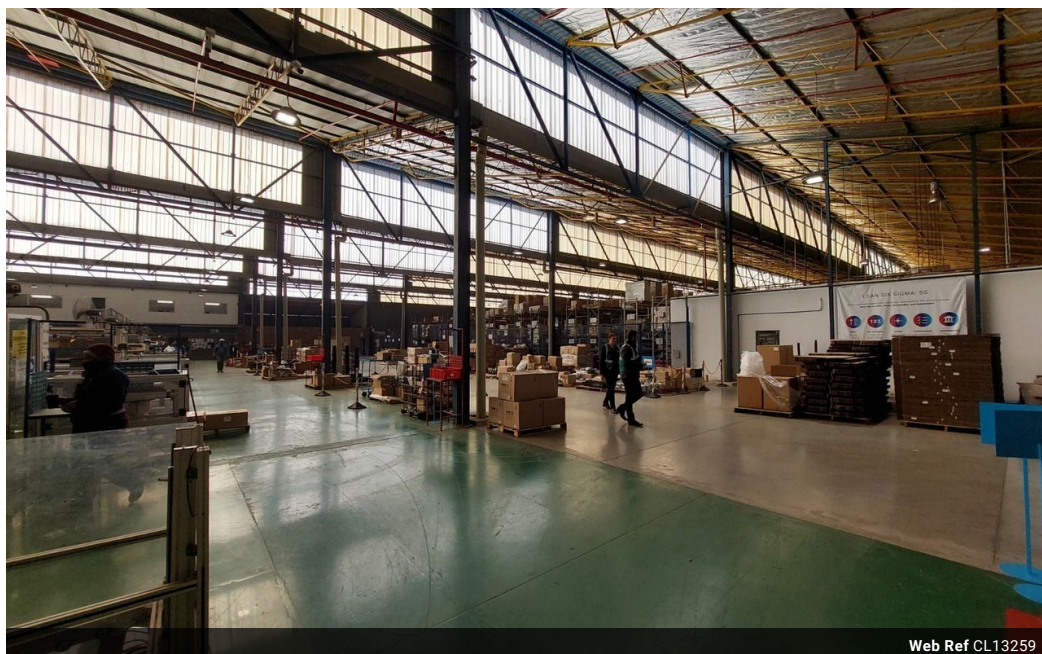
Nathan Broodryk
0844223210
nathan@newpointproperty.co.za

Contact Head Office

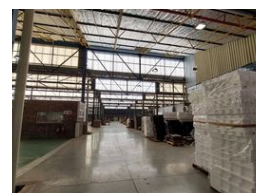
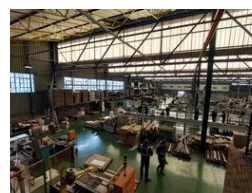
010 0354431

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

7,054m² Warehouse To Let in Clayville



Web Ref CL13259



R459,160 pm

Gross Monthly Rental R459,160 Excl. VAT



Versatile Industrial Unit Ideal for Growing Businesses

This well-balanced industrial unit offers the perfect blend of warehouse functionality and office space efficiency. With an 80/20 warehouse-to-office split, the unit is ideal for light manufacturing, storage, or distribution. It features a single roller shutter door for smooth access, 100 AMPS of three-phase power, and five dedicated parking bays to support daily operations.

Inside, you'll find a professional layout that includes a tidy reception area, a ground-floor operations office, and a cluster of upstairs offices for admin teams. Separate ablution facilities for warehouse and office staff ensure added convenience. This practical and

Features

Zoning Industrial

Interior

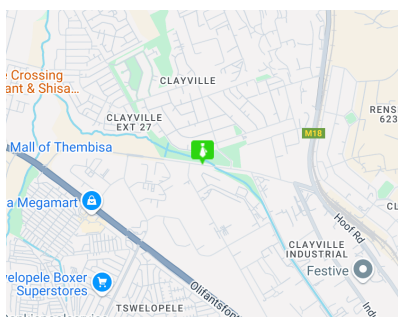
Floor Loading Cap.	1 Tn/m ²
Power 3 Phase	Yes
Power Amps	300

Exterior

Security	Yes
Open Parking Bays	10

Sizes

Floor Size	7,054m ²
Land Size	30,000m ²



<https://www.newpointproperty.co.za>