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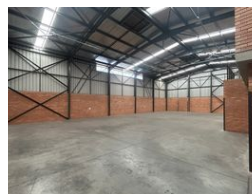
010 0354431

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

555m<sup>2</sup> Warehouse To Let in Clayville



Web Ref TL555\_L\_GIP



R41,625 pm

Gross Monthly Rental R41,625 Excl. VAT

0 5

Brand New Warehouse in Secure Park, Clayville.

This 555sqm industrial unit is situated in a secure, access-controlled industrial park in the heart of Clayville. The layout offers an 80/20 split, comprising approximately 444sqm of warehouse space and 111sqm of modern, well-finished offices. The warehouse is equipped with 150 amps of 3-phase power supplied via a prepaid meter, giving you control over your energy costs. A large roller shutter door allows for easy access for trucks and deliveries, while the generous internal height supports efficient storage or light manufacturing operations.

One of the key advantages of this property is that it is located in a no-loadshedding zone, ensuring consistent power supply for uninterrupted operations. The park offers 24/7 security, providing peace of mind for tenants and staff alike. The office space is

## Features

**Zoning** Industrial

### Interior

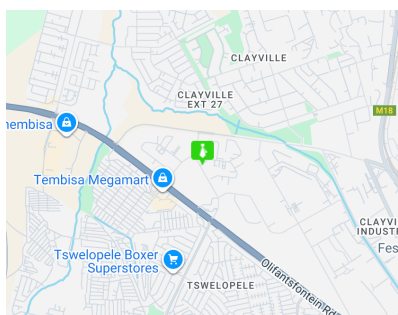
Power 3 Phase Yes  
 Power Amps 100

### Exterior

Security Yes  
 Open Parking Bays 5

### Sizes

Floor Size 555m<sup>2</sup>  
 Land Size 5,000m<sup>2</sup>  
 Building Height 7m



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