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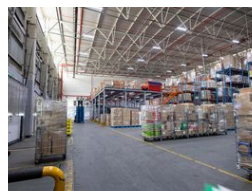
010 0354431

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

9,162m<sup>2</sup> Warehouse To Let in Waterfall



Web Ref WB9162WMTL



R916,200 pm

Gross Monthly Rental R916,200 Excl. VAT



0



150

## 9 162m2 AAA Industrial Property Available TO LET

This expansive 9,162m<sup>2</sup> industrial warehouse in Waterfall, Midrand provides a premium facility tailored for large-scale logistics, warehousing, or manufacturing operations. The property features excellent clear height within the warehouse space, ideal for high-density racking and operational efficiency. It includes a separate head office building of 2,676m<sup>2</sup> and a dedicated warehouse area of 6,482m<sup>2</sup>, connected via multiple access points. The building is equipped with three-phase power, ensuring robust support for machinery-intensive use. Sixteen roller shutter doors enhance logistical flow, and generous yard access allows for smooth vehicle movement and loading operations.

Security and operational resilience are key highlights of the facility. The warehouse boasts a full sprinkler system compliant with

## Features

**Zoning** Industrial

### Interior

Floor Loading Cap.	1 Tn/m <sup>2</sup>
Air Conditioning	Yes
Power 3 Phase	Yes
Power Amps	200

### Exterior

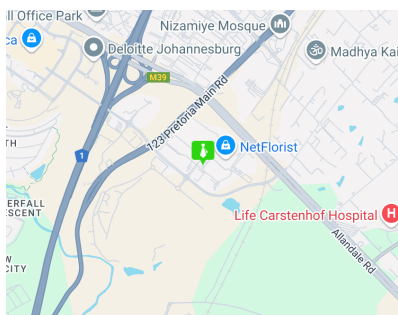
Security	Yes
Open Parking Bays	150

### Sizes

Floor Size	9,162m <sup>2</sup>
Land Size	18,500m <sup>2</sup>

### Extras

24 Hour Response Air Conditioner Air Conditioning Unit Backup Water Boomed Area Guard House Guard Sprinkler System



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