



## Industrial Property

**R75 per m<sup>2</sup>**

Chalupsky Properties is pleased to offer this medium sized industrial warehouse in a sought-after business park in Phoenix. This unit has been completely refurbished. The unit benefits from an open plan warehouse space measuring approximately 400m<sup>2</sup>. There is 1 x office downstairs as well as 3 x offices upstairs measuring approximately 59m<sup>2</sup>. All offices upstairs have viewing access onto the main floor area allowing ease of communication with floor staff. There is a rear yard of approximately 110m<sup>2</sup> to assist with additional storage, manufacturing etc. The unit has a 4,5M roller shutter and 6 x open parking bays outside the warehouse. The unit...

### Features

#### Sizes

Floor Size 472m<sup>2</sup>

#### Interior

Air Conditioning No Power 3 Phase Yes

#### Exterior

Security Yes Carports / Parkings 6

**Building Name** -

**Zoning** Industrial

**Gross Monthly Rental**

R35,400 Excl VAT

**Lease Period**

Negotiable

**Availability**

Immediately

**Lease Excludes**

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### Head Office

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