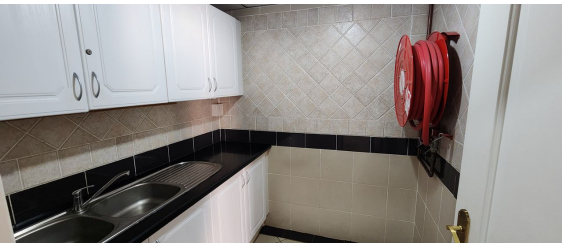


**Randburg, Gauteng**

**Immaculate 150m<sup>2</sup>  
Commercial Office Space To  
Let In Secure North Riding  
Park**



Presenting an immaculate commercial space available for lease within a secure office park in North Riding, this unit offers approximately 150m<sup>2</sup> of well-appointed workspace. The layout includes five individual offices, a spacious open-plan area, air conditioning for comfort, and the added benefit of a 3-phase power supply, making it an ideal environment for various business operations. The unit also features a prepaid electricity system, providing flexibility and control over your energy usage.

The office park further enhances the appeal of this space with the assurance of an on-site generator, ensuring an uninterrupted power supply when needed. Please note that a generator levy of R7.50 per square meter applies. This versatile commercial space is ready to meet your business needs, offering both security and modern amenities within a professional office park setting.

**R18,150 PM**

**excl. VAT & Utilities**

price per m<sup>2</sup>: R121

### FEATURES


|                                                  |                                          |
|--------------------------------------------------|------------------------------------------|
| Gross Monthly Rental Available From Lease Period | R18,150 Excl. VAT Immediately Negotiable |
| Building Size (m <sup>2</sup> )                  | 150                                      |
| Zoning                                           | Commercial                               |
| Security                                         | No                                       |
| Power 3 Phase                                    | Yes                                      |
| Power Amps                                       | 63                                       |
| Air Conditioning                                 | Yes                                      |


**WEB REFERENCE NO.  
COM20799**

Go to [3cubeproperty.co.za](http://3cubeproperty.co.za)  
for more information about this property



**CONTACT**  
**DENVER JONES**

 082 935 2099 / (010) 3006441

 [denver@3cubeproperty.co.za](mailto:denver@3cubeproperty.co.za)