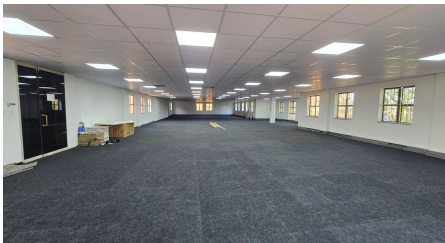
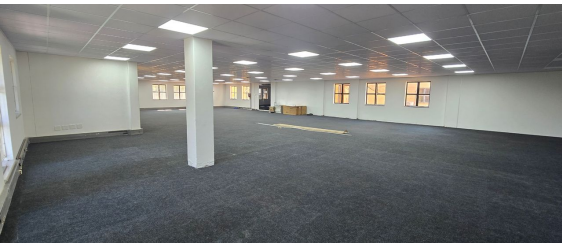




Sandton, Gauteng

**Spacious 381m² Office Space
TO Let in Bryanston**



This office unit, located on the 1st floor, offers great potential for a variety of business needs. The current layout includes a reception area, meeting room, boardroom, private offices, and an open-plan area with a kitchenette. The park provides several key features to support businesses, including 24/7 security, fibre readiness, a generator, and a backup water supply.

St Andrews Office Park also offers convenient on-site amenities, such as a canteen, gym, kitchenette, and showers. The park is ideally situated, just 5 minutes from the N1 off-ramp and Epsom Downs Shopping Centre, providing easy access to essential services and transport routes.

R38,100 PM
excl. VAT & Utilities
price per m²: R100

FEATURES

Gross Monthly Rental Available From Lease Period	R38,100 Excl. VAT Immediately Negotiable
Building Size (m ²)	381
Land Size (m ²)	381
Zoning	Commercial
Security	Yes
Power 3 Phase	No
Air Conditioning	No

WEB REFERENCE NO.
COM21658

Go to 3cubeproperty.co.za
for more information about this property



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