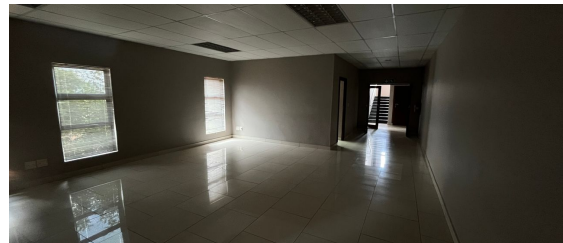
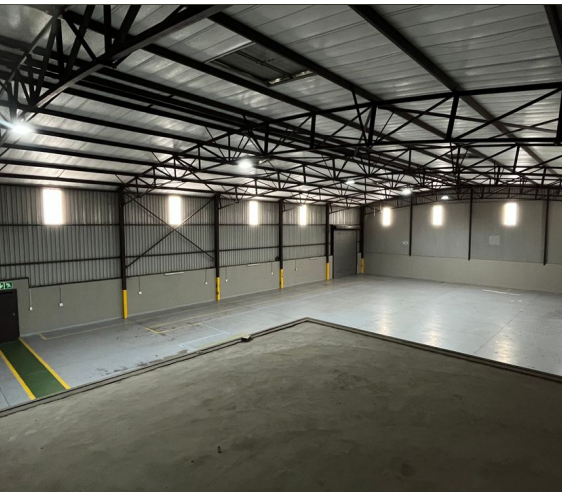


Centurion, Gauteng

Icon Industrial Park: Upscale Industrial Warehouses in Sunderland Ridge, Centurion



Icon Industrial Park, located in the South-West of Pretoria within Sunderland Ridge, is a newly developed industrial enclave tailored for light to heavy manufacturing businesses. This secure, modern park offers high-quality warehouses in a professional and hygienic environment, attracting pharmaceutical companies and major food corporations. Featuring 24/7 security with perimeter fencing, patrols, and controlled access through a guarded boom gate, it ensures a safe and efficient working environment. The park is conveniently situated near amenities such as Forest Hill City, Midas, Spar, and Engen on the R55, and provides excellent connectivity to major highways including the M1, N14, and R80.

The available property spans a total of 1,145m², comprising 375m² of office space, 770m² of warehouse space, and a 2,000m² yard area. The warehouse includes two 5m high roller shutter doors, a changing room, two bathrooms, a spacious canteen, and mezzanine storage. Offices feature a reception area, executive suites, private offices, two open-plan areas, boardrooms, a modern kitchenette, and well-maintained ablution facilities. Ideal for logistics, manufacturing, e-commerce, and corporate headquarters, this property is designed to accommodate diverse operational needs. Centurion

R12,100,000
excl. VAT & Utilities

FEATURES

Building Size (m ²)	1145
Zoning	Industrial
Security	No
Power 3 Phase	Yes
Air Conditioning	No

WEB REFERENCE NO.
COM21626

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



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