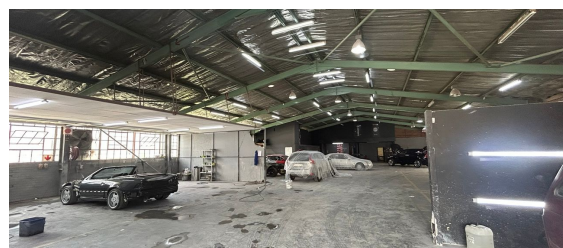
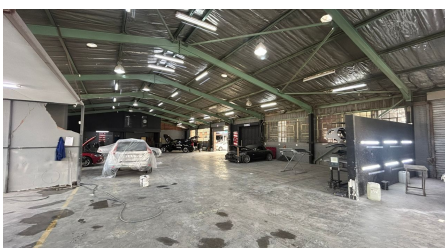
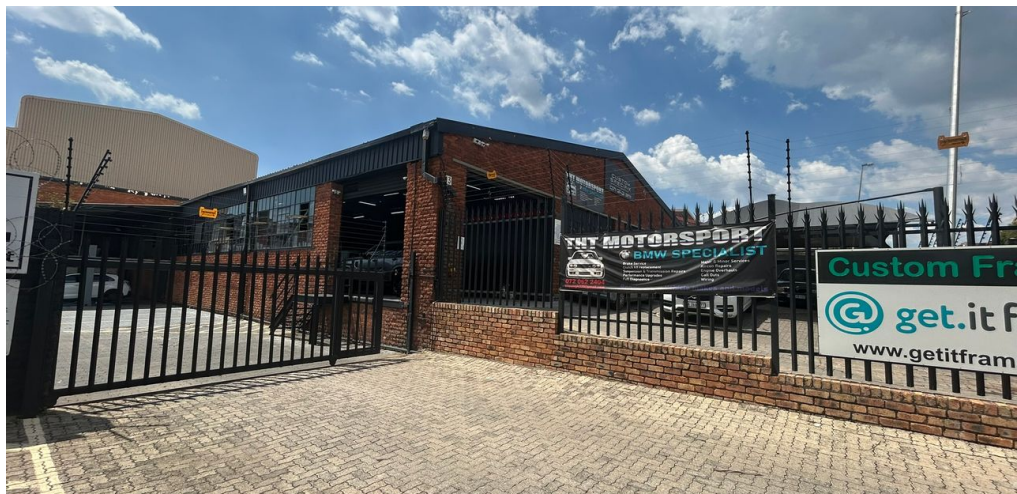




**Randburg, Gauteng**

**Industrial Property for Sale - Strijdom Park**



This free-standing industrial property, spanning 2,040m<sup>2</sup> under roof on a 3,058m<sup>2</sup> erf, offers an exceptional opportunity for owner-occupiers or investors. Designed for efficiency, the high-clearance warehouse features multiple large roller shutter doors for seamless loading and unloading, along with a robust 3-phase power supply to support high-demand operations. The property also includes modern office spaces, bathrooms, and kitchenettes, ensuring a comfortable and functional work environment.

Situated in the sought-after Strijdom Park industrial hub, the property boasts excellent connectivity with easy access to Malibongwe Drive and the N1 Highway, making it ideal for manufacturing, storage, or distribution. With strong rental demand and long-term value appreciation, this is a rare investment opportunity in a prime industrial location. Sold as one consolidated site—don't miss out!

**R12,000,000**  
excl. VAT & Utilities

**FEATURES**

Building Size (m <sup>2</sup> )	2040
Land Size (m <sup>2</sup> )	3058
Zoning	Industrial
Security	Yes

Power 3 Phase	Yes
Air Conditioning	Yes

**WEB REFERENCE NO.**  
**COM23174**

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



**CONTACT**  
**DONOVAN AKOM**

☎ 078 937 6084 / (010) 3006441

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