

Bellville, Western Cape

**950m² Warehouse with
600m² Yard - Prime
Industrial Location in
Stikland**



This exceptional 950m² warehouse in Stikland comes with a 600m² yard, offering plenty of space for operations, storage, or parking. The property includes dual access through two gates and additional off-street parking, ensuring smooth logistics and easy accessibility. The warehouse itself features a high roller door and a spacious, rectangular layout, ideal for a range of industrial uses. The interior offers a balanced warehouse-to-office ratio, with a welcoming reception area, separate staff and warehouse staff toilets, and two internal office spaces, perfect for storage or showroom needs.

Strategically located on Willow Road, this unit benefits from excellent accessibility, linking directly to La Belle Road and Bottelary Road. With a 150-amp power supply and an industrial setup that suits a variety of uses, this property provides an ideal base for business operations. Stikland is a well-known industrial hub, offering easy access to major routes like the R101, R300, and R102, and is conveniently situated just 30 km from the CBD, 13 km from Cape Town International Airport, and 40 km from Paarl. Contact us today to arrange a viewing!

R65,550 PM

excl. VAT & Utilities

price per m²: R69

FEATURES

Gross Monthly Rental Available From	R65,550 Excl. VAT
Lease Period	May 1, 2025 Negotiable
Building Size (m ²)	950
Land Size (m ²)	950
Zoning	Industrial
Security	No
Open Parkings	20
Power 3 Phase	Yes
Power Amps	150
Air Conditioning	No


**WEB REFERENCE NO.
COM22449**


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