



**Kempton Park, Gauteng**

**Secure Industrial Facility  
with R21 Highway Frontage**



Located in a secure industrial park with 24-hour security and access control, this property offers a well-maintained and versatile space suitable for a range of operations. The open-plan warehouse boasts excellent height, natural lighting, and two large roller doors, ensuring efficient movement of goods. A dock leveller and superlink truck access further enhance its functionality.

The facility includes ample, air-conditioned office spaces, shaded parking, and 80 Amps of 3-phase power. Positioned with prime frontage onto the R21 Highway, it offers excellent visibility and accessibility. Please note: The listed rental rate excludes building maintenance and covered parking.

**R85,000 PM**  
**excl. VAT & Utilities**  
price per m<sup>2</sup>: R85

**FEATURES**

Gross Monthly Rental Available From Lease Period	R85,000 Excl. VAT Negotiable Negotiable
Building Size (m <sup>2</sup> )	1000
Zoning	Industrial
Security	Yes
Power 3 Phase	Yes
Power Amps	80
Air Conditioning	No

**WEB REFERENCE NO.**  
**COM21145**

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



**CONTACT**  
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