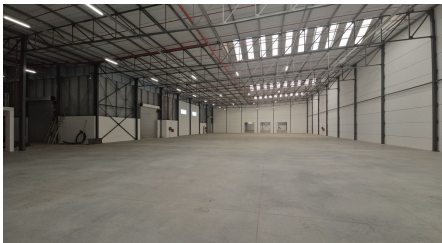
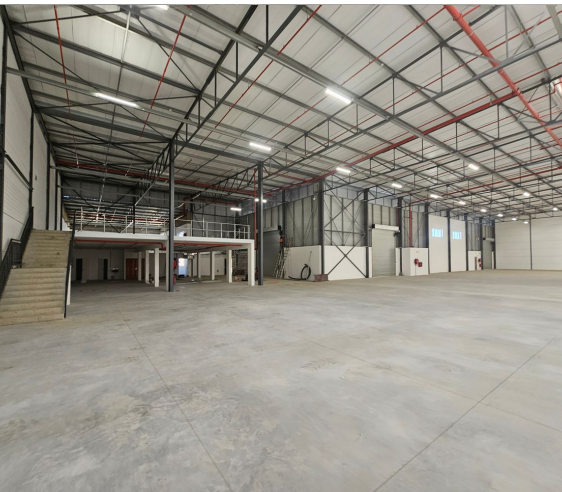


Milnerton, Western Cape

8071m² Warehouse TO LET
in Blaauwberg Industrial Park



Unit A offers 20 dedicated parking bays and is equipped with 150 Amps of 3-phase electricity, making it ideal for various business operations. The warehouse includes 3 loading doors and an impressive eaves height of 7.5 meters, providing ample space for vertical operations. It features 180 m² of office space and an additional 183 m² concrete mezzanine, which can be utilized for extra office or storage needs. The total warehouse area is 1,858 m², offering significant room for business activities.

R726,390 PM
excl. VAT & Utilities
price per m²: R90

WEB REFERENCE NO.
COM21440

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for more information about this property



Unit B provides 25 dedicated parking bays, along with 5 visitor bays, ensuring convenience for both employees and clients. It also comes with 150 Amps of 3-phase electricity, 3 loading doors, and an eaves height of 7.5 meters. The office area consists of 180 m², complemented by a 363 m² concrete mezzanine for added office or storage space. The warehouse area spans 2,139 m², offering extensive room for operations. Unit C features 30 dedicated parking bays, 5 loading doors, and a 7.5-meter eaves height, along with 180 m² of office space and a 183 m² mezzanine. The warehouse area measures 2,805 m², providing ample space for larger business needs. Located in Killarney Gardens, a thriving industrial area with excellent growth potential, these properties offer businesses a strategic location with easy access to transport routes. Don't miss out on the

FEATURES

Gross Monthly Rental Available From	R726,390 Excl. VAT
Lease Period	Negotiable
	60 months
Building Size (m ²)	8071
Land Size (m ²)	13000
Zoning	Industrial
Security	Yes
Open Parkings	90
Power 3 Phase	Yes
Power Amps	450
Air Conditioning	No

CONTACT
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