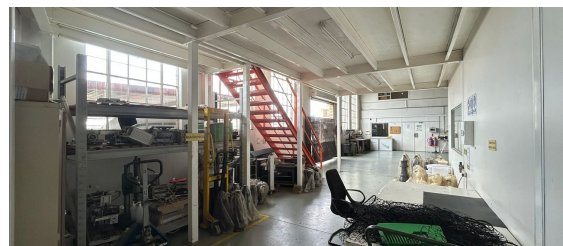
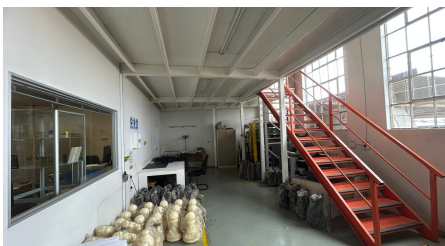


Roodepoort, Gauteng

Free-Standing Property To Let in Laser Park



This 517m² property offers a versatile solution for businesses seeking a blend of functionality and accessibility. The warehouse boasts a large, open-plan design ideal for manufacturing, storage, or distribution, with a mezzanine level providing additional space for inventory or equipment. The layout seamlessly integrates with modern office and reception areas, ensuring a professional environment for staff and clients.

The property includes 6 covered parking bays for staff and visitors, ensuring convenience and security. Equipped with reliable 3-phase power, it caters to a range of industrial or commercial operations. Located in Laser Park, a thriving industrial hub with excellent access to major transport routes, this property offers the perfect combination of strategic location and practical design. Occupation is available from 1 January 2025, with rental set at R42,825 per month (excluding VAT and utilities) and operational costs of R4.20/m². Don't miss out on this opportunity to elevate your business!

R42,825 PM

excl. VAT & Utilities

price per m²: R83

FEATURES

Gross Monthly Rental Available From	R42,825 Excl. VAT
Lease Period	Jan. 1, 2025 Negotiable
Building Size (m ²)	517
Land Size (m ²)	806
Zoning	Industrial
Security	No
Covered Parkings	6
Floor Load Capacity	Yes
Power 3 Phase	Yes
Air Conditioning	Yes


WEB REFERENCE NO.
COM20917


Go to 3cubeproperty.co.za

for more information about this property



CONTACT
DONOVAN AKOM

 078 937 6084 / (010) 3006441

 donovan@3cubeproperty.co.za