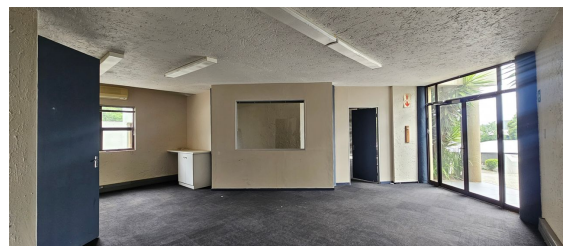


Sandton, Gauteng

Ground Floor Office Space To Let



This ground-floor office space, covering approximately 774m², offers a spacious and flexible layout, fully equipped with carpets and tiles throughout. The space can easily be customized, with drywalling available to partition the area or create an open-plan working environment to suit your business needs. Shared bathroom and kitchenette facilities are available on each floor. The main reception area provides access to both the ground and first-floor offices, with a staircase offering easy connectivity between the two levels. For businesses seeking larger space, the ground and first floors can be combined, offering a total of 1,428sqm.

The property offers flexible parking options, including open parking at R450.00 per bay, shaded parking at R550.00 per bay, and basement parking at R650.00 per bay. Ideally positioned, the offices provide quick and easy access to major amenities, restaurants, and public transport, making it a convenient choice for businesses looking for well-located office space in a professional environment.

R89,010 PM

excl. VAT & Utilities

price per m²: R115

FEATURES

Gross Monthly Rental Available From	R89,010 Excl. VAT
Lease Period	Immediately 24 months
Building Size (m ²)	774
Land Size (m ²)	774
Zoning	Commercial
Security	Yes
Power 3 Phase	No
Air Conditioning	Yes

WEB REFERENCE NO.
COM20761

Go to 3cubeproperty.co.za
 for more information about this property



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