



Sandton, Gauteng

Spacious office available TO LET in Bryanston, Sandton



The office space, located on the ground and first floors, spans approximately 819.30 sqm. The property offers well-sized, white-boxed office spaces, providing a blank canvas for customization. Drywalling can be easily added to create partitioned offices or an open-plan work environment, offering flexibility to suit various business needs. Shared bathroom facilities are available on each floor, and the main reception area on the ground floor includes a staircase leading up to the first-floor offices. The park offers a peaceful and professional working environment, with 24-hour security and access-controlled boom gates to manage traffic flow.

Parking options include open parking at R400 per bay and basement parking at R600 per bay. The offices are conveniently positioned for quick and easy access, with close proximity to major amenities, restaurants, and public transport, making it an ideal location for businesses seeking both functionality and convenience.

R94,219 PM

excl. VAT & Utilities

price per m²: R115

FEATURES

Gross Monthly Rental Available From	R94,219 Excl. VAT
Lease Period	Immediately 36 months
Building Size (m ²)	819
Land Size (m ²)	819
Zoning	Commercial
Security	Yes
Power 3 Phase	No
Air Conditioning	Yes

WEB REFERENCE NO.
COM20804

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CONTACT
ROBIN HING

📞 083 790 6329 / (010) 3006441

✉️ robin@3cubeproperty.co.za