



**Gavin Rudolph**  
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 Cape Metropole - Blouberg Franchise

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9 Blaauwberg Road  
 Blouberg  
 7441



Web Ref CL17952



R80,780 pm

Gross Monthly Rental R80,780 Excl. VAT

0 12

## 1154m<sup>2</sup> WAREHOUSE TO LET

This iconic property, formerly known as the Sheraton building, has been transformed into a modern business hub that combines industrial functionality with lifestyle elements. Located at the intersection of De Waal and Princesvlei Roads, the building offers excellent visibility and easy access from major highways, making it an attractive option for various businesses.

Key features include:

- First floor unit
- Open plan design
- 24 Hour on-site security
- Access loading through goods lifts
- Roller door linked to a hoist beam
- Excellent natural light
- 100Amp 3-phase power
- Fire safety equipment
- Kitchenette
- Private toilets

## Features

**Zoning** Industrial

### Interior

Power 3 Phase Yes  
 Power Amps 100

### Exterior

Security Yes  
 Open Parking Bays 12  
 Parking Ratio 1 bays / 100 m<sup>2</sup>

### Sizes

Floor Size 1,154m<sup>2</sup>  
 Building Height 5m

**Extras**  
 Security

