



**Gavin Rudolph**  
 Non-Principal Property Practitioner  
 Registered with PPRA (FFC 117 094 8)  
 082 554 3784  
 gavin.r@rawson.co.za

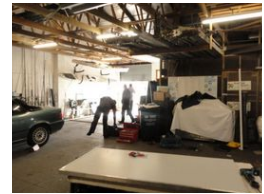
Contact Rawson Commercial  
 Cape Metropole - Blouberg Franchise

021 556 2474

9 Blaauwberg Road  
 Blouberg  
 7441



Web Ref CL18643



R10,834 pm

Gross Monthly Rental R10,834 Excl. VAT

0 3

## 164m<sup>2</sup> INDUSTRIAL WAREHOUSE TO LET IN MAITLAND

Great open plan mini warehouse on corner of 18th Avenue & Dapper street, Maitland granting easy loading and distribution of goods.

Rental breakdown:  
 Net Rental: R10,121  
 OPS: R713  
 Gross Rental: R10,834 (ex vat)

### Key features:

- One office and 2 toilets, with a kitchenette
- 2 x 3 phase plugs with 60 AMPS electricity available
- Largely suitable for SME workshop, shop fitting, carpentry, engineering, warehousing and distribution.
- Nicely situated close to Voortrekker rd., taxis and bus route.

## Features

**Zoning** Industrial

### Interior

Power 3 Phase Yes  
 Power Amps 60

### Exterior

Security Yes  
 Open Parking Bays 3  
 Parking Ratio 2 bays / 100 m<sup>2</sup>

### Sizes

Floor Size 164m<sup>2</sup>  
 Building Height 5m

