



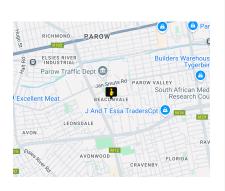
## Gavin Rudolph

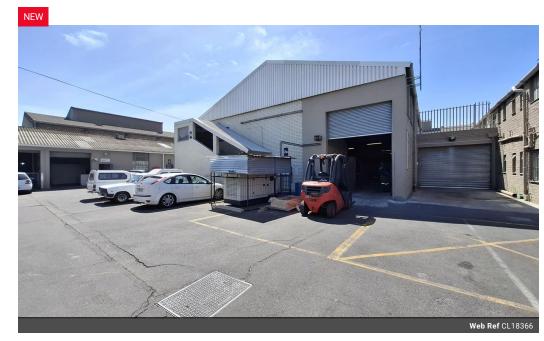
Non-Principal Property Practitioner . Registered with PPRA (FFC 117 094 8) 082 554 3784 gavin.r@rawson.co.za

Contact Rawson Commercial Cape Metropole - Blouberg Franchise

021 556 2474

9 Blaauwberg Road Bloubergrant 7441













R37,520 pm

Gross Monthly Rental R37,520 Excl. VAT





## 465m2 WAREHOUSE TO LET IN BEACONVALE

Great unit situated in a secure industrial park, close to all transport links on Fransie van zyl drive. The property is suitable for light manufacturing, storage and distribution.

- This unit offers the following features:
- \*Standard reception
  \*Standard office's downstairs
  \*Additional office/ storage upstairs
- \*60 Amp 3 Phase power prepaid
- \*4.5m Roller shutter door
- \*Large mezzanine level
- \*Parking for 4x vehicles in front of the unit
- \*Staff ablutions
- \*Truck friendly park

**Zoning** Industrial

Interior Exterior Sizes Power 3 Phase 465m<sup>2</sup> Yes Open Parking Bays Floor Size 1 bays / 100 60 Parking Ratio **Building Height** Power Amps 8m m<sup>2</sup>