

2436M² WAREHOUSE FOR SALE IN NORTH RIDING

This freestanding industrial warehouse is available to let or for sale within a secure business park in North Riding, offering a total Gross Lettable Area of approximately 2,436m² on a 3,632m² stand. The property includes around 1,808m² of warehouse space, with additional features such as office areas, a reception, restrooms, a shower, roller shutter doors, and a mezzanine level. It is fully equipped with a 3-phase 300-amp power supply, a 245kW grid-tie solar system, and a JoJo tank providing backup water supply. This versatile facility is available for sale at R18,995,000.00 plus VAT or to rent at R200,000.00 per month, excluding VAT and utilities. Monthly rates and taxes amount to R19,771.27, with a park levy of R3,387.44 plus VAT. A 250 kW UPS battery backup system, a 275 kVA Volvo generator, and mezzanine can be included with the property for R21,000,000.00 Plus VAT. Offering high-quality infrastructure in a prime location, this property presents an outstanding opportunity for businesses looking for secure and efficient industrial space.

Features:

- GLA (m²): 2436
- Erf Size (m²): 3632
- Zoning: Industrial
- Power (Amps): 300



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R18,995,000

EXCL. VAT