



## 947.00M<sup>2</sup> WAREHOUSE TO LET IN KYA SANDS

Located within a secure business park in Kya Sand, this neat industrial unit measuring approximately 947m<sup>2</sup> GLA is available to let / for sale and offers a practical balance between warehouse and office accommodation. The property comprises of 676m<sup>2</sup> of warehouse space with good internal height, 2 x high roller shutter doors, 3 phase 150 amp power supply, 204m<sup>2</sup> office component & showroom, reception area, kitchenette, restrooms, showers, and a yard. The property is available to lease at R69,131.00 plus VAT per month VAT (made up of a rental of R64,396.00 and a levy of R4,735.00) or for sale at R8,807,100.00 plus VAT, and is ready for occupation (one month's notice).

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### Features:

- GLA (m<sup>2</sup>): 947.00
- Zoning: Industrial
- Power (Amps): 150
- Security: Full Day Access Controlled



### CONTACT US

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**R69,131**  
PER MONTH EXCL. VAT