



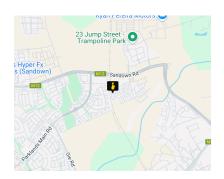
Gary Vos

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R4,200,000





266m2 WAREHOUSE FOR SALE | NEW FACTORY DEVELOPMENT | TITAN PARK 2

Titan Park 2 offers an exciting new sectional title development in the secure Pegasus Park enclave of Rivergate. This premium industrial opportunity features 4 identical factory units, each providing versatile space for business operations with modern amenities.

Key features:

- 266m2 total space per unit Double volume warehouse (202m2)
- Mezzanine floor (32m2)
- Ground floor office (22m2)
- Kitchen & toilets (10m2) - Power floated warehouse floor
- Tiled office floors
- Solar power installation ready 4 dedicated parking bays per unit plus visitor parking Secure location in Pegasus Park

Yes

Yes

Title Sectional Zoning Industrial

Interior

Air Conditioning Power 3 Phase

Exterior Security

> Open Parking Bays Parking Ratio

Sizes

Yes

m²

Floor Size **Building Height** 2 bays / 100

266m² 8m