

Commercial



Nico Human

Non-Principal Property Practitioner Registered with PPRA (FFC 113 663 3) 082 770 2128 nico.human@rawson.co.za



Rudi Papenfus 0849838226 rudi.p@rawson.co.za

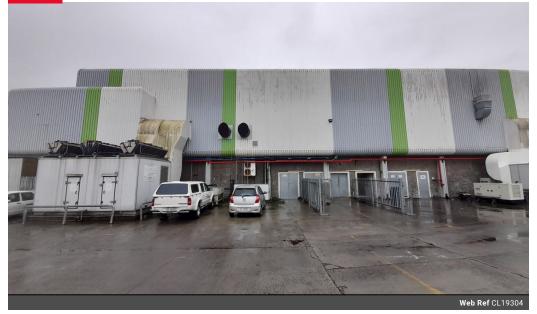
Contact Rawson Commercial Cape Metropole - Blouberg Franchise

021 5562474

9 Blaauwberg Road Bloubergrant 7441















Gross Monthly Rental R386,000 Excl. VAT Monthly Rates R1 Excl. VAT

Monthly Levy R1 Excl. VAT

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3517m2 WAREHOUSE TO LET IN BRACKENFELL

1 Tn/m²

Yes

450

3517m² Warehouse with Yard To Let in Brackenfell | Excellent Exposure on Major Arterials This spacious 3517m² warehouse is ideally located in Brackenfell, offering outstanding exposure onto both Frans Conradie Drive and Old Paarl Road—perfect for businesses seeking high visibility and prominent signage opportunities.

Positioned for convenience, the property allows quick access to major routes including Frans Conradie Road, Okavango Road, Brackenfell Boulevard, the R300, and the N1, making distribution and logistics seamless. Public transport options, including buses, taxis, and the train station, are within close reach.

Ideal for warehousing, light manufacturing, distribution, and various commercial applications, this unit features ample floor space, robust infrastructure, and secure yard access

Key Features:

Industrial Zoning

Interior

Floor Loading Cap. Power 3 Phase Power Amps

Exterior Security **Open Parking Bays**

Yes 30

Sizes Floor Size Land Size **Building Height**

3 517m² 10,000m² 12m

Extras

Warehouse Office 24 Hour Access Secure Parking Guard House Fibre Handicap Available