

Commercial



## Nico Human

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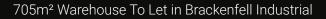


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Gross Monthly Rental R56,000 Excl. VAT



## 905m2 WAREHOUSE TO LET IN BRACKENFELL

Newly Renovated 705m<sup>2</sup> Warehouse in Central Brackenfell – Excellent Visibility and Signage Opportunity This modern, newly upgraded warehouse is perfectly positioned in the heart of Brackenfell Industrial, offering prime visibility and superb exposure for signage. With a versatile layout and quality finishes, the property is ideal for businesses in manufacturing, distribution, warehousing, retail, or as a base of operations.

Designed for functionality, the unit features a spacious reception area, 5m roller shutter door, excellent height to eaves (7m), and generous warehouse floor space. The property also includes multiple offices (upstairs and downstairs), separate warehouse offices, and a small private courtyard with its own entrance. Additional features include:

Access-controlled security gate

One kitchenette

**Building Name** 

Zoning

Interior Power 3 Phase Power Amps

Sizes Floor Size Land Size

Unit 2

Yes

80

Industrial

**Building Height** 

705m<sup>2</sup> 1,800m<sup>2</sup> 7m