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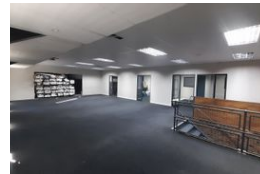
9 Blaauwberg Road  
Blouberggrant  
7441

400m<sup>2</sup> Office To Let in Okavango Park

FEATURED



Web Ref CL18964



R28,000 pm

Gross Monthly Rental R28,000 Excl. VAT

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## 400m2 OFFICE TO LET IN BRACKENFELL

400m<sup>2</sup> Office Space To Let in Brackenfell – Prime Location in Okavango Park

This 400m<sup>2</sup> office space is ideally located in the heart of Brackenfell's popular Okavango Park, offering excellent visibility and signage opportunities. The unit is well-positioned just off major transport routes and is perfectly suited for businesses in need of a practical, central base of operations.

This space is ideal for logistics, administration, and general office functions.

Key Features:

Standard reception area

Kitchenette

Staff ablutions

Geyser for hot water

4 dedicated parking bays

Good natural light

Excellent visibility within the park

Single-phase electricity (63 amps)

Location Highlights:

Central location in Okavango Park, Brackenfell

Quick access to Old Paarl Road, Okavango Road, Brackenfell Boulevard, R300, and the N1

## Features

**Zoning** Industrial

### Interior

Floor Loading Cap.	1 Tn/m <sup>2</sup>
Power 3 Phase	Yes
Power Amps	60

### Exterior

Open Parking Bays	3
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### Sizes

Floor Size	400m <sup>2</sup>
Building Height	7m