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9 Blaauwberg Road  
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## 300m² Warehouse To Let in Epping Industrial



Web Ref CL18354



**R20,250 pm**

**Gross Monthly Rental** R20,250 Excl. VAT

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### 300m2 WAREHOUSE TO LET IN EPPING INDUSTRIAL

21 Christian Avenue boasts an industrial park located in Epping 2. The park has 24hr security-controlled access. There is shop inside the park for easy access to food & drinks.

Property features include:

- 3.7m High roller door.
- 80 AMPS of 3 phase power.
- 4m Eaves height and 6m to apex.
- 45m2 mezzanine level.
- Insulated roofing.
- Large reception/ office space that leading into the warehouse.
- Kitchenette
- 3 X toilets.
- 1 x shower.
- 4 x Parking bays.

### Features

**Zoning** Industrial

#### Interior

Power 3 Phase Yes  
Power Amps 80

#### Exterior

Security Yes  
Open Parking Bays 4  
Parking Ratio 1 bays / 100 m²

#### Sizes

Floor Size 300m²  
Building Height 6m

