



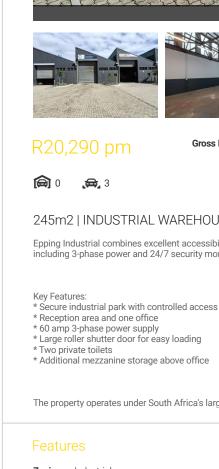
## Gavin Rudolph

Non-Principal Property . Practitioner Registered with PPRA (FFC 117 094 8) 082 554 3784 gavin.r@rawson.co.za

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Gross Monthly Rental R20,290 Excl. VAT

## 245m2 | INDUSTRIAL WAREHOUSE TO LET | EPPING

Epping Industrial combines excellent accessibility through major roadways and public transport with comprehensive infrastructure including 3-phase power and 24/7 security monitoring. Wide roads ensure good truck access.

The property operates under South Africa's largest Community Improvement District (ECID), where owner contributions support

Zoning Industrial

Interior Exterior Power 3 Phase Yes Security Power Amps 60

Yes Open Parking Bays 3 1 bays / 100 Parking Ratio m<sup>2</sup>

Sizes Floor Size

245m<sup>2</sup> **Building Height** 6m

