



**Gary Vos**  
Non-Principal Property Practitioner  
Registered with PPRA (FFC 115 505 6)  
082 880 2242  
gary.v@rawson.co.za



**Linda Breeze**  
060 763 7104

admin.blaauwberg@rawson.co.za

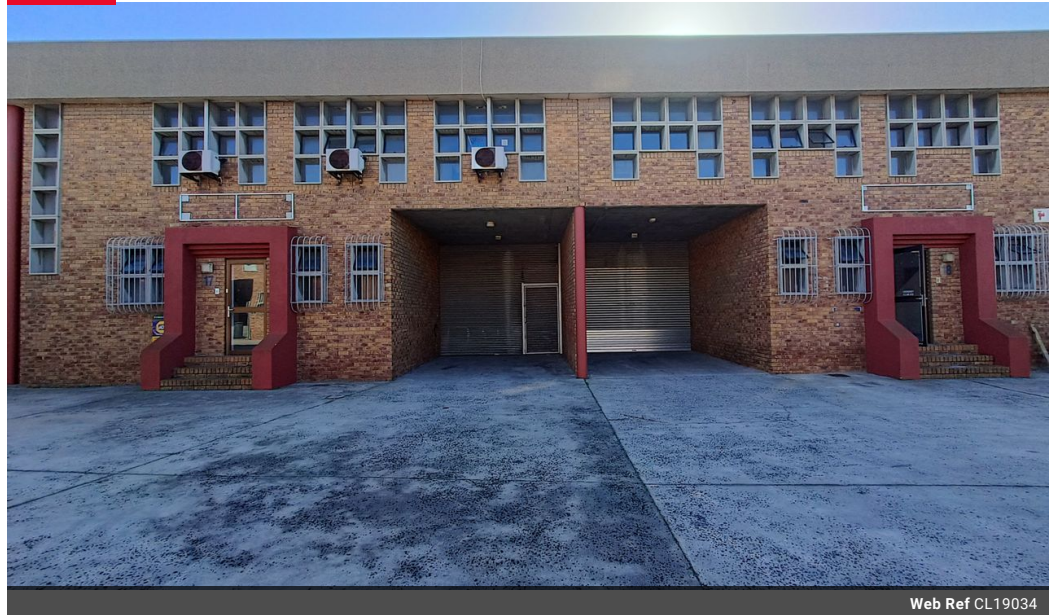
Contact Rawson Commercial  
Cape Metropole - Blouberg Franchise

021 5562474

9 Blaauwberg Road  
Blouberg  
7441

## 366m<sup>2</sup> Warehouse To Let in Montague Gardens

FEATURED



Web Ref CL19034



R29,280 pm

Gross Monthly Rental R29,280 Excl. VAT

0 4

### 366m<sup>2</sup> INDUSTRIAL WAREHOUSE TO LET IN SECURE BUSINESS PARK

Ideally situated just off Montague Drive, this versatile property offers a prime blend of efficiency and accessibility. With direct routes to major highways such as the N7 and N1, access to Cape Town International Airport and the harbour, this location is perfectly positioned to support your business logistics and operations.

Key Features Include:

3.8m roller shutter door for smooth loading and offloading

4.5m eaves height providing ample vertical storage capacity

Insulated roofing designed for energy efficiency and reduced utility expenses

Smart and welcoming reception area to create a professional first impression

Three functional offices ideal for handling administrative tasks

Onsite kitchenette

### Features

**Zoning** Industrial

#### Interior

Power 3 Phase Yes  
Power Amps 60

#### Exterior

Open Parking Bays 4

#### Sizes

Floor Size 366m<sup>2</sup>