



280m² Office To Let in Brooklyn

Size	280m ²
Gross Monthly Rental per m ²	R40,000
Lease Period	36 months
Availability	Immediately
Deposit	R80,000
Annual Escalation	Specify %
Zoning	Commercial
Open Parking	450
Covered Parking	550
Basement Parking	650
Parking Ratio	4 Per 100m ²
Air Conditioning	No
Security	Yes
Power 3 Phase	No

All rates exclude escalation and 14% V.A.T.



Marita Meyer

Direct Line: 082 444 1802

Contact Head Office:

Email: marita@nicheprop.co.za

Brooklyn Office Park, Brooklyn, Pretoria

Established Office Park in the centre of Brooklyn Business Hub..
Conveniently close to shopping centres, banking facilities.
Suitable for a variety of clients.
Three street fronts, accessible from various buildings.
Security on site.
On Gautrain bus route, public transport available.

Extras

Gross Rental excludes Parking Costs, Utilities, VAT. Deposit equal to 3 months' gross exit rental. Space subject to availability. Landlord's terms and conditions apply.

Lease Includes

Generous Tenant Installation Allowance. Space planning. Operating Costs. Rates & Taxes. Fibre Optic Connectivity. 24 hour security. Access control.

Lease Excludes

Parking costs. Electricity & Water consumption. Refuse & Sanitation. VAT.

