



550m² Office To Let in Brooklyn

| | |
|---|-------------------------|
| Size | 550m ² |
| Gross Monthly Rental per m ² | R77,000 |
| Lease Period | 36 months |
| Availability | Immediately |
| Deposit | R150,000 |
| Annual Escalation | Specify % |
| Zoning | Commercial |
| Open Parking | 520 |
| Covered Parking | 600 |
| Basement Parking | 750 |
| Parking Ratio | 4 Per 100m ² |
| Air Conditioning | Yes |
| 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

Middel 300, Brooklyn, Pretoria

Corporate offices located on a prime corner in the Brooklyn business node
Suitable for different tenants, offering a variety of boardrooms, enclosed offices, open plan working areas
Excellent security with access control
Ample secure visitors parking
Landscaped gardens with staff pause areas
Easy access to N1 highway and Central Business District (CBD)...

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

Excellent Tenant Installation Allowance. Operating Costs. Rates & Taxes. Fibre Optic Connectivity. Generator on site. Space planning.

Lease Excludes

Gross Rental excludes Parking Costs, Utilities, VAT. Space subject to availability. Landlord's terms and conditions apply.

