



140m² Office To Let in Erasmusrand

Size	140m ²
Gross Monthly Rental per m ²	R20,000
Lease Period	36 months
Availability	Immediately
Deposit	R40,000
Annual Escalation	Specify %
Zoning	Commercial
Open Parking	-
Covered Parking	420
Basement Parking	525
Parking Ratio	4 Per 100m ²
Air Conditioning	Yes
Security	Yes
Power 3 Phase	No

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



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Waterkloofrand Centre, Erasmusrand, Pretoria

Convenient office suites at Rigel off-ramp from N1 highway
Sought after location, easy access from Waterkloofs and most suburbs
Adjacent to small convenience centre with supermarket and restaurant
Centre refurbished
Access control.

Various units 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

Tenant Installation Allowance at One month's net rental amount per year of lease. Fibre Optic Connectivity available.

Lease Excludes

Electricity & Water consumption; Refuse & Sanitation; Rates & Taxes; VAT.

