

# 55,250 pm

GIHON BUILDING | OFFICE TO RENT | TYGER VALLEY | 425SQM

 **425 m<sup>2</sup>**

This exclusive 425m<sup>2</sup> luxury office, situated on the second floor of the prestigious Gihon Building in Tyger Valley, offers a prime location with exceptional accessibility and stunning panoramic views. Positioned directly across from Tyger Valley Shopping Centre, you'll be at the center of a vibrant business hub, surrounded by top-tier amenities and services.

Step into an inviting reception area that sets the tone for professionalism and productivity. The expansive office layout is thoughtfully divided into two sections to cater to various business needs. One section features a spacious open-plan workspace, ideal for teamwork and creative collaboration, while the other includes private breakaway offices for focused tasks and confidential meetings. A sleek open-plan kitchenette and coffeteria provide the perfect space to recharge, while convenient on-floor bathroom facilities and ample parking ensure seamless daily operations. Just minutes from the N1 highway, this prime office space keeps you well-connected while offering breathtaking views to inspire success.

**Gross Monthly Rental** R55,250 Ex Vat  
**Lease Period** Negotiable  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	425	<b>Security</b>	Yes
<b>Parking Bays</b>	-	<b>Air Conditioning</b>	Yes
<b>Title</b>	-	<b>Generator</b>	-
<b>Zoning</b>	Commercial	<b>Fibre</b>	-

## CONTACT US

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