

35,000 pm

Prime Commercial Space to Let at 9 1st Street, Bardene, Boksburg

 **300 m²**

Situated in the heart of Bardene, this versatile 300sqm property offers an excellent opportunity for businesses seeking a well-maintained and functional space. Priced at R35 000.00 per month, excluding VAT and utilities. The space boasts ample parking, ensuring convenience for both staff and visitors. Inside, the property features neat flooring and standard lighting, complemented by large windows that allow for an abundance of natural light. Additional features include security bars for added safety, a well-appointed kitchen, bathroom facilities, and a dedicated storeroom, catering to both operational and storage needs.

Bardene, a popular commercial hub within Boksburg, offers businesses a strategic location with easy access to major arterial routes, including the R21 and N12 highways. This connectivity makes the area ideal for companies needing efficient transport links to OR Tambo International Airport, the East Rand's industrial nodes, and Johannesburg's broader business districts. The area also benefits from nearby retail centres, restaurants, and essential amenities, providing convenience for employees and clients alike.

Gross Monthly Rental R35,000 Ex Vat
Lease Period 12 months
Available From Immediately

Floor Size m²	300	Security	Yes
Parking Bays	-	Air Conditioning	-
Title	-	Generator	-
Zoning	Commercial	Fibre	-

CONTACT US

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