

# 53,300 pm

LYTTELTON OFFICE PARK | SHELANTI AVENUE | DIE HOEWES | CENTURION

 **410 m<sup>2</sup>**

LYTTELTON OFFICE PARK | 410 SQUARE METER OFFICE SPACE TO LET | SHELANTI AVENUE | DIE HOEWES | CENTURION

Centurion is a prominent business hub with various commercial, industrial and residential pockets. This office building is situated within the multi-tenanted Lytteltown Office Park based on Shelanti Avenue in Centurion. Lytteltown Office Park is located within close proximity of several amenities hosted within the surrounding area. These amenities include Spar, Checkers, CrawDaddy's Pub n Grill, Jean Crossing Shopping Centre, several coffee shops, petrol stations and much more. The park has exceptional access to the N14 highway via the M34 main arterial road and several other routes.

The office building comprises out of a 410 square meter office space. This ground floor office space consists of a reception area, 10 closed offices, 2 open-plan office areas, a boardroom, a server room, a kitchen area and 2 sets of ablutions. The office building features air conditioning, modern flooring and windows with blinds that allow for ample natural light. The building showcases modern fixtures and finishes, giving the building an...

**Gross Monthly Rental** R53,300 Ex Vat  
**Lease Period** Negotiable  
**Available From** Immediately

|                                 |            |                         |     |
|---------------------------------|------------|-------------------------|-----|
| <b>Floor Size m<sup>2</sup></b> | 410        | <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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