

# 17,710 pm

FUTURUM | LENCHEN AVENUE | DIE HOEWES | CENTURION

 **161 m<sup>2</sup>**

FUTURUM | 161 SQUARE METER OFFICE TO LET | LENCHEN AVENUE | DIE HOEWES | CENTURION

BACK UP POWER SUPPLY AVAILABLE

Futurum is situated at 251 Lenchen Avenue, in the booming area of Die Hoewes, in Centurion. The unit on offer is situated on the ground floor of an office building within a highly secure office park. The unit on offer consists of a reception/ waiting area, 4 closed offices, an open-plan office area, a kitchenette and ablution facilities. It features air-conditioning to contribute to enhancing the air quality in the workplace and fibre connectivity for fast and reliable internet access. The working space is fitted with tiled flooring and windows with blinds allowing natural light to brighten up the office and back power supply to help keep productivity flowing during load shedding.

The office park is well situated within the Centurion area. The office park is highly secure, this includes electric fencing and twenty-four hour security. It has excellent access to numerous main arterial roads. The Centurion Gautrain Station is based within walking distance, offering excellent public transport. The surrounding area has a...

**Gross Monthly Rental** R17,710 Ex Vat  
**Lease Period** Negotiable  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	161	<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

Call the Officeplace Broker  
**Dewald Koekemoer**  
**Cell** No. 066 471 8899  
**Email** dewald@officeplace.co.za

Call the Officeplace Branch  
**Pretoria**  
**Office** No. (012) 6440522  
**Email** infopta@apiproperty.co.za

 <https://www.facebook.com/officeplace/>

