

# 18,500 pm

Freestanding Building to Let at 456 Louis Botha Avenue,  
Highlands North, Johannesburg

 **200 m<sup>2</sup>**

Located at 456 Louis Botha Avenue, this spacious 200sqm freestanding commercial property offers an excellent opportunity for businesses seeking a well-positioned and accessible location. The property is designed for functionality, featuring ample open space with tiled flooring, standard lighting, and large windows that allow for plenty of natural light. Additional conveniences include a kitchen and bathroom facilities, as well as security bars for added peace of mind.

A standout feature of this property is the ample free parking, making it easy for customers and employees to visit without the hassle of additional parking fees. The layout provides flexibility for a variety of business types, whether office-based, retail, or service-oriented.

Situated in Highlands North, the property benefits from excellent visibility and high foot traffic along the bustling Louis Botha Avenue. This well-established commercial corridor connects key business districts, making it an ideal spot for businesses looking to attract clientele from surrounding areas such as Orange Grove, Norwood, and Sandringham. With convenient access to public...

**Gross Monthly Rental** R18,500 Ex Vat  
**Lease Period** 12 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	200	<b>Security</b>	Yes
<b>Parking Bays</b>	-	<b>Air Conditioning</b>	-
<b>Title</b>	-	<b>Generator</b>	-
<b>Zoning</b>	Commercial	<b>Fibre</b>	-

## CONTACT US

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