

# 97,191 pm

37 Bath Avenue | Premium Office to Let in Rosebank

 **555 m<sup>2</sup>**

Welcome to 37 Bath Ave, Rosebank. This third-floor white box space offers 555 square meters of versatile area, which can be subdivided to suit your specific needs.

With a competitive rate of R175.12 per square meter (excluding VAT, utilities, refuse, and generator costs), this property presents excellent value for those looking to establish or expand their presence in a thriving business district. The unit includes both 7 open and 8 covered parking bays for an additional R8,250 per month.

Rosebank is a dynamic and vibrant business hub known for its accessibility and amenities. The area boasts a range of high-end retail outlets, cafés, and restaurants, providing numerous options for dining and networking. With excellent transport links and proximity to major roadways, Rosebank offers seamless connectivity to other key business areas and the city centre.

**Gross Monthly Rental** R97,191 Ex Vat  
**Lease Period** 12 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	555	<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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