

# 283,820 pm

P-Grade Office Space Available in the heart of Rosebank

 **1234 m<sup>2</sup>**

Discover this exceptional office opportunity in the heart of Rosebank. Situated within a 4-Star Green Rated P-Grade building, this 1234 sqm workspace offers a contemporary and sustainable environment for your business. The property boasts a fully refurbished ground floor featuring modern lounge areas and meeting rooms, complemented by a chic coffee and eatery space in the reception area. The unit is white-boxed with high-spec carpeting, abundant natural light, air-conditioning, and a clean, polished finish ready for customization.

Convenience is key with parking available at 4 bays per 100 sqm, basement parking at R1,100 per bay per month. The location also provides effortless connectivity, being within walking distance to the Gautrain station and the vibrant Rosebank retail amenities, including up scale shopping centres, dining options, and entertainment.

Rosebank is a dynamic and sought-after business hub that combines cosmopolitan flair with convenience. Tenants benefit from its seamless public transport links, including the Gautrain, and its reputation as a prime location for professional services, retail, and leisure....

**Gross Monthly Rental** R283,820 Ex Vat  
**Lease Period** Negotiable  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	1234	<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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