

# 984,500 pm

OFFICE BUILDING TO LET SITUATED ON CHURCH STREET

 **9845 m<sup>2</sup>**

The unit on offer is based within the Arcadia area. The premises is perfectly suited to accommodate a large corporate company or a government building. The building is comprised out of six floors one of which is a penthouse suite that can be refurbished. Each floor consists of multiple closed offices, open plan areas, a dedicated kitchen area and ablution facilities. Each floor has its own balcony that overlooks Pretoria CBD. Each floor features carpet flooring, air conditioning and large windows that provide natural lighting. There is basement and covered parking bays available for tenants or clientele as well as security.

The premises is well situated on a main road and has a great opportunity for exposure. There are multiple businesses, retail stores, and fast food establishments located within the area. This includes Kit Kat Cash and Carry, Clicks, KFC, McDonald's and M.K Supermarket. There are multiple bus stops and public transport routes within walking distance of the premises. It has easy access to and from the N4 highway as well as various main arterial roads including the M22, M7, M2, R55 and R101.

Disclaimer: All...

**Gross Monthly Rental** R984,500 Ex Vat  
**Lease Period** Negotiable  
**Available From** Negotiable

<b>Floor Size m<sup>2</sup></b>	9845	<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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