

# 81,146 pm

RIVER WALK OFFICE PARK | MATROOSBERG STREET |  
ASHLEA GARDENS

 **357 m<sup>2</sup>**

RIVER WALK OFFICE PARK | 357 SQUARE METER OFFICE  
UNIT TO LET | MATROOSBERG STREET | ASHLEA GARDENS

Perfectly situated within Ashlea Gardens on Matroosberg Street, Pretoria East you will find this well-established River Walk Office Building. The facility has exceptional access to and from main arterial roads as well as the N1 highway leading to multiple other well-developed nodes within Pretoria East. Ashley Gardens is a large business hub hosting ample well-established companies and entertainment. Surrounding the premises are ample public transportation services, Menlyn Mall, Planet Fitness, Woolworths, Dis-Chem, Summit Sky Bar, Freedom of Movement as well as BMW Garage among many others just to name a few.

The space consists out of 357 square meters offers a reception, a closed office, an open plan works space, 2 boardrooms. This commercial unit also offers a kitchen, central air-conditioning, neat carpet flooring. This building is equipped with optic fibre, elevator access and a generator is connected to the communal areas. The tenant will need to connect to the generator at thier own cost.

The landlord will provide a Tenant...

**Gross Monthly Rental** R81,146 Ex Vat  
**Lease Period** 36 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	357	<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  
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