

# 35,000 pm

216 SQUARE METER OFFICE SPACE TO LET | SILVER LAKES | PRETORIA

 **216 m<sup>2</sup>**

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The upmarket office space is located in the thriving area of Silver Lakes, Pretoria East. This 216 square meter A-Grade modern office unit which is partitioned into 2 closed office components, 1 open plan working area, a dedicated kitchen area and 2 sets of ablutions. The working space is fitted with tiled flooring and large windows allowing natural light to brighten up the office

The building offers 24h security with access-controlled entrance and exit points, as well as secure parking. In close proximity to the office building is Hazeldean Square, Makro, Chamberlains, The Grove Mall, Burger King, Die Wilgers Hospital, Decofurn, Hirsch's, schools and banking facilities among many other well-developed companies. The Silver Lakes area has easy access to the M4 and M10 main arterial routes leading to the N4 highway providing excellent access to surrounding areas. The area hosts ample public transportation services, hosted by several bus stops located within walking distance of the park.

Gross Rental Includes:

- Operational Costs

**Gross Monthly Rental** R35,000 Ex Vat

**Lease Period** 12 months

**Available From** Immediately

Gross...

|                                 |            |                         |     |
|---------------------------------|------------|-------------------------|-----|
| <b>Floor Size m<sup>2</sup></b> | 216        | <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

Call the Officeplace Broker

**Jodine Coetzer**

**Cell** No. 067 412 4795

**Email** jodine@officeplace.co.za

Call the Officeplace Branch

**Pretoria**

**Office** No. (012) 6440522

**Email** infopta@aproperty.co.za

 <https://www.facebook.com/officeplace/>

