

# 45,000 pm

SASOL GARAGE | MUSKEJAAT STREET | WATERKLOOF RIDGE | PRETORIA

**300 m<sup>2</sup>**

SASOL GARAGE | 300 RETAIL SPACE TO LET | MUSKEJAAT STREET | WATERKLOOF RIDGE | PRETORIA

SOLAR BACK UP POWER SUPPLY AVAILABLE

The Sasol garage is located at 442 Muskejaat street, in the thriving area of Waterkloof Ridge, in Pretoria. Comprising a spacious 300 square meter floor plan, this retail unit is currently within a white box state only consisting of an open-plan area with a basin and a dedicated bathroom. It is fitted with large doors entering into the shop, with neat tiled flooring. The store is very neat and is finished of with great light and excellent visibility to the public.

The premises has exceptional access to the R21 or N1 highways as well as several other main arterial roads leading to the surrounding suburbs. This includes Castle Gate Shopping Centre, McDonalds, Dros and many more. It is a well-developed commercial and residential area located within Pretoria East.

Gross Rental Includes:

- Operational Costs
- Parking Bays

**Gross Monthly Rental** R45,000 Ex Vat  
**Lease Period** Negotiable  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	300	<b>Security</b>	-
<b>Parking Bays</b>	-	<b>Air Conditioning</b>	-
<b>Title</b>	-	<b>Generator</b>	-
<b>Zoning</b>	Commercial	<b>Fibre</b>	-

## CONTACT US

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