


# 11,500 pm

Prime Ground Floor Office Space in Ferndale

 **115 m<sup>2</sup>**

Located in the heart of Ferndale, this 115m<sup>2</sup> office space offers excellent accessibility to major transport routes and public transport. Positioned on the ground floor, the unit features six private offices, a storage room with convenient roller shutter access from outside, a server room, and access to a communal kitchen and boardroom. The office is fully furnished with tables, providing a ready-to-use workspace.

The property is equipped with a backup diesel generator, ensuring uninterrupted operations. Secure parking options are available at R500 per bay for basement parking and R350 per bay for open parking, excluding VAT.

With close proximity to Republic Road and Bram Fischer Drive, this space is ideal for businesses seeking a well-located, functional office environment. A two-month deposit is required.

**Gross Monthly Rental** R11,500 Ex Vat  
**Lease Period** 12 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	115	<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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