

# 86,073 pm

Pristine Office to let on Bryanston Drive

 **594 m<sup>2</sup>**

152 BRYANSTON DRIVE | 593.61SQM OFFICE

Well located A-Grade office building with visibility onto William Nicol.

This is an open plan unit located on first floor which is still to be sun-divided. There are shared bathrooms on the floor. There is 24/7 security on the property. There is an elevator in the building.

Tenant installation allowance = 1 month per year signed.

The office park has fibre connection.

Unit is fitted out with an open plan area and small corner office.

Generator backup: yes  
Water backup: No

Gross rental Rate: R145 per/m2 ex VAT, Parking and utilities

Parking  
- Open parking = R370 per bay pm  
- Covered parking = R440 per bay pm  
**Gross Monthly Rental per bay = R86,073 Ex Vat**

**Lease Period** Negotiable  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	594	<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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