

# 24,961 pm

Hurlingham Office Park | Premium Office Space to Let in Bryanston

 **229 m<sup>2</sup>**

Boasting a fresh clean revamp to the main entrances and common areas as well as around the grounds of the office park, Hurlingham Office Park has a premium ground floor office space to let immediately.

The unit is fitted out with one private office and the rest is an open plan section. There are shared bathrooms and kitchenettes. There is 24/7 security on the property. The office park has generator back-up (pro rata diesel) and water back-up. There is fibre internet connection in the building. Open parking is R300 per bay per month, covered parking is R400 per bay per month and basement parking is R500 per bay per month. Gross rental is R109 p/m2 excluding VAT.

Incentives on a 3-year deal:

4-months @ R50 per m2.  
1-month BO.  
3-months tenant installation allowance.  
8% escalation.

Hurlingham Office Park is in close proximity to all main arterial routes, shops and other amenities in the area.

**Gross Monthly Rental** R24,961 Ex Vat

**Lease Period** 36 months

**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	229	<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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