IBARRAVALDEZ

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R

#### Penthouse

# Warehouse For Not Heavy Industry For Rent In Midrand, Gauteng

,, 3610,

VERKAUFSPREIS

### USD 2857200.00



**Zimmer** 

Schlafzimmer

Autostellplätze

🕀 Badezimmer





🔶 qm P Grundstücksfläche



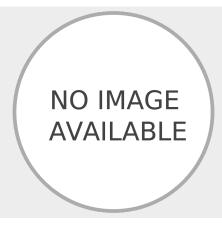


- 13,5m minimum clear height in the warehouse. - Warehouse concrete floor finished to TR34 FM2 (4th edition) specification. - Fully sprinklered with ASIB approved system (warehouse design density 12,5mm p/minute) including pumps and tanks with potential future in-rack sprinklers (minimum aisle width 2,4m). - 200kva electrical power supply. - 15x sectional overhead access doors to warehouse (4x on-grade; 11x raised loading). - Pilot office and staff canteen area incorporated in the design. - Warehouse design provides for good natural light. - Large concrete hardstand for truck access (approximately 105m x 54m). Parking bays: - Covered bays 12 - Open bays 126 - Total 138 - Energy efficient glazing used on the office block. - Structure designed to accommodate potential load from roof mounted solar panels. - Corporate Park North is bounded by the N1 Freeway and Old Pretoria Road (R101) and located between the Samrand Road and Olifantsfontein Road interchanges. - Site provides direct exposure to Old Pretoria Road.

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## Ausstattung

ID

Eigenschaft ID

## Ausseneinrichtung