





Penthouse




Newly Refurbished Industrial Property For Sale In Elsies River Industrial, Elsie's River

South Africa, Western Cape, Cape Town, , , 7480,

SALES PRICE

R 11500000.00

 3209 qm  rooms  bedrooms  bathrooms

 floors  qm land area  car spaces



Jack Bass

Jack Bass Commercial Real Estate

Cape Town, South Africa - Local Time



27 21 023 1301



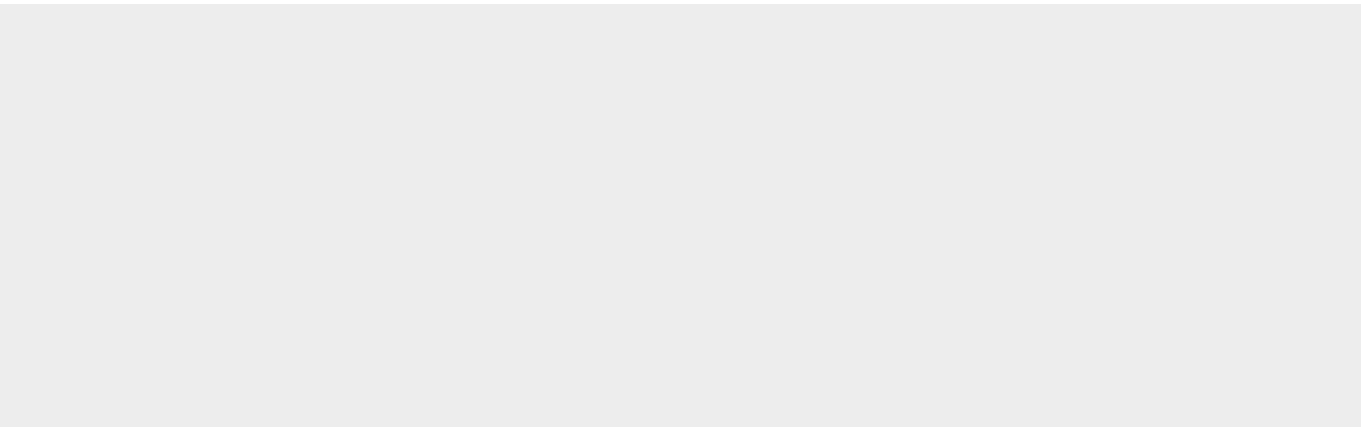
We have a fully let (2 tenant) building, for sale. Longer term, strong tenants (1 is a listed company) Rental income is R1,531,260.00 p/a for sale at R11,500,000.00 which is at/around a 12% initial year return.

- This building is in very good condition, has been meticulously refurbished/painted.
- Fully enclosed with an upgraded electric fence.
- Area has been improved and this is being continued with the assistance of local/proactive CID.
- Large yard, link/container accessible yard (expandable) on removal of the un-leased garage/storage sheds.
- goods lift installed to 1st floor- good upside to future leases, at above current rentals.
- Great investment opportunity for the keen buyer.
- High power to site. (400+ amps) This building, location and layout is not being rented at its full capacity, with a clear upside with future rentals, while still providing a great current return/investment.

For a full sales pack and site inspection, Make an appointment to see it today to discover its unique charm and potential.

Available From: 10.04.2024

Floor: 4 Floors: 4 Year Built: 2017 Car Spaces: 4 Year Of Construction: 2017 Type: Office



Amenities

ID Property ID

Outdoor Amenities