



Midrand, Gauteng

**Standalone Commercial Unit
in Prime Midrand Location**



Located in the heart of Halfway House, Midrand, this standalone unit presents a valuable opportunity for retail, storage, or light manufacturing use. Featuring its own gated entrance, the property offers added privacy and security, perfect for tenants seeking autonomy in a prime commercial area. The open-plan layout allows for a variety of uses such as boutique retail, studio-style businesses, or small-scale manufacturing, with natural and standard lighting enhancing the workspace. While the site is not suitable for truck access, it caters well to operations with minimal logistical demands. On-site parking adds convenience for staff and visitors alike. Set along Old Pretoria Road, the property enjoys high visibility and excellent access to the N1 highway and Gautrain station. Surrounded by a dynamic mix of businesses, retail outlets, and expanding residential developments, it benefits from consistent exposure and foot traffic in one of Midrand's most active commercial zones.

R49,080 PM
excl. VAT & Utilities
price per m²: R120

WEB REFERENCE NO.
COM25544

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FEATURES

| | |
|---|---|
| Gross Monthly Rental Available From Lease Period | R49,080 Excl. VAT Negotiable Negotiable |
| Building Size (m ²) Zoning Security | 409 Commercial No |
| Power 3 Phase Air Conditioning | No No |

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