

Randburg, Gauteng

**307m² Mini Industrial Unit
For Sale or Lease**



Available immediately, this well-kept mini industrial warehouse in a secure North Riding business park offers a total GLA of approximately 307m², combining functional warehouse space with a practical office component. The unit features a reception area, kitchenette, restrooms, air conditioning throughout, and a high roller shutter door with good internal height for efficient operations. It also includes a reliable 3-phase power supply, making it suitable for a range of light industrial uses. The property is available to lease at R25,174.00 plus VAT or can be purchased for R2,550,000.00 plus VAT. Additional monthly costs include park levies of R4,300.00 plus VAT and rates and taxes of R4,790.00 plus VAT.

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R82 PM
excl. VAT & Utilities
price per m²: R25,175

FEATURES

Gross Monthly Rental Available From Lease Period	R82 Excl. VAT Immediately Negotiable
Building Size (m ²)	307
Zoning	Industrial
Security	Yes
Power 3 Phase	Yes
Power Amps	63
Air Conditioning	No

WEB REFERENCE NO.
COM25648

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