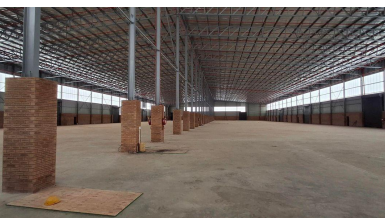




**10,500m<sup>2</sup> Warehouse To Let in Umgeni Business Park**



This distribution facility is currently under construction. To be completed early 2025. Situated right alongside the N2 freeway. \* High visibility \* 12m height \* Sprinklers throughout \* Multiple dock levelers \* Multiple on grade doors \* Large yard \* Offices & ablutions \* 160amps - more power available on site

Gross Monthly Rental	Lease Period	Availability	Annual Escalation
-	Negotiable	Specific Date	-

Zoning	Industrial	Power 3 Phase	Yes
Building Name	-	Security	Yes
Floor Size (m <sup>2</sup> )	10,500m <sup>2</sup>	Air Conditioning	Yes
Land Size (m <sup>2</sup> )	-	Parking Bays	-



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Whilst every effort has been made to ensure that the above information is accurate, Rasmussen Properties do not accept any responsibility for consequences resulting from any errors or omissions which may have occurred in compiling this information.