

WHERE VISION IS AFFIXED SUCCESS FOLLOWS

AFFIX
P r o p e r t y G r o u p

RENTAL OPPORTUNITY

Flexible storage /Mini warehousing

PHASE 1

CROWN WORLDWIDE

LONGMEADOW BUSINESS ESTATE



Contact: Mic Marussi – 073 738 0368 / Natalie Marussi: 084 500 2264

INTRODUCING.....

FLEXIBLE STORAGE AND MINI WAREHOUSING



PHASE 1



FUNCTIONAL

AESTHETIC

STORAGE COSTS

GROUND FLOOR
3 X 6 SQM
R3000.00 PER MONTH
Ex VAT



FIRST FLOOR
3 X 5 SQM
R2500.00 PER MONTH
Ex VAT



STANDARD SPACE

33sqm to 90sqm.....
R111 per sqm (Ex VAT)
MONTHLY
2 YEAR TO THREE YEAR LEASE

100SQM to 200SQM
R111 per sqm (Ex VAT)
MONTHLY
5 YEAR LEASE

TAILORED SPACE - EXTRA

R120 to R130 per sqm – (Ex VAT)
Subject to Client requirements final costing.

FLEXIBLE



SCALABLE

GROUND



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AFX
Property Group



WHAT IS ON OFFER.....

- Modern facility made up of Ground and 1st floor units.
- Flexible storage units - Various sizes to fit individual needs
- Scalable storage – Adjustable space/shape, as required.
- Convenient access - 24/7 access to facility.
- Location – Longmeadow Business Estate – Central Location
- Adaptable lease agreements – Catering for short term or long term.

TO INCLUDE:

- Communal lift
- Forklift access
- Light and switch per unit
- Concrete floors
- Extra height Roller Shutter / Lock and key
- Removable internal partitions in selected colours
- Electricity included within monthly rate/rate per sqm
- Reception area and toilet facility.
- Secure open parking

SECURITY:

- Gate Access – secure entry and exit - Longmeadow Business Estate
- Gate Access – Security Guard - Crown Worldwide.
- CCTV and Cameras

VEHICLE ENTHUSIASTS AND COLLECTORS

Luxury Vehicle owners – secure storage for high end vehicles



OUTDOOR ENTHUSIASTS

Boats, caravans, camping vehicles

SMALL PLANT EQUIPMENT

Forklift, small machinery etc....



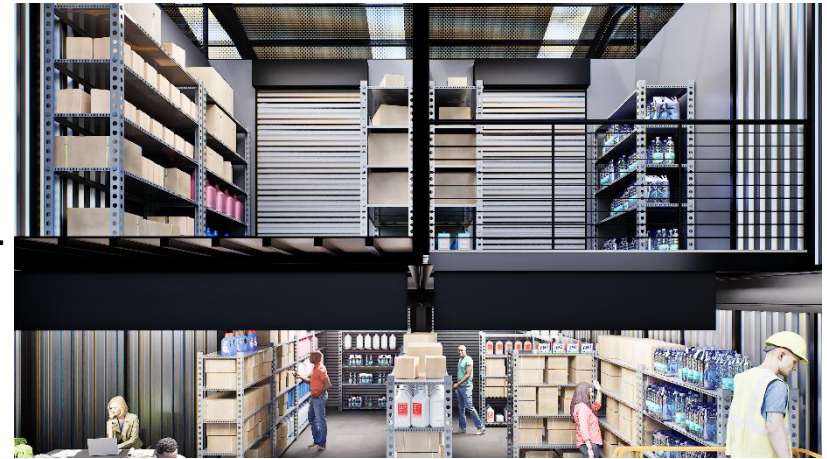
HOMEOWNERS

Individuals requiring temporary or seasonal storage.



SMALL BUSINESS AND DISTRIBUTION

Entrepreneurs, start ups and growing companies.
Small distribution.



ADAPTABLE STORAGE SOLUTIONS.....

IDEAL FOR:

- Luxury vehicle owners – Secure storage for high end vehicles
- Business - Storing inventory, equipment, products for growing businesses.
- Business – Small scale storage and distribution.
- Overflow of storage
- Collectors – Showcase and storage of valuable items.
- Small Plant Equipment.
- Outdoor Enthusiasts – Caravans, boats etc...

OPTION TO TAILOR YOUR STORAGE/MINI WAREHOUSE SOLUTION WITH EXTRAS SUCH AS:

- Internal upgrade
- Enhanced Security
- Climate Control
- Insurance
- Transportation
- Additional services
- Additional facilities



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AN OPPORTUNITY.....

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CROWN WORLD WIDE IS INDEED A LEADING COMPANY IN STORAGE SOLUTIONS AND THEIR LATEST INITIATIVE REFLECTS THEIR COMMITMENT TO INNOVATIVE AND FLEXIBLE STORAGE SOLUTIONS.

A COLLABORATION BETWEEN CROWN WORLDWIDE AND STEFANO MARUSSI (ARCHITECT)

STEFANO HAS REDEFINED THE CONCEPT OF STORAGE, DESIGNING A MODERN, FLEXIBLE FACILITY THAT INCORPORATES MINI WAREHOUSING. THIS DESIGN SHOWCASES HIS ABILITY TO BALANCE FUNCTIONALITY AND AESTHETIC APPEAL. STEFANO DEMONSTRATES HIS UNDERSTANDING OF THE EVOLVING NEEDS OF CLIENTS.

A UNIQUE, MODERN CONCEPT, ENCOMPASSING PREMIUM MODULAR AND ADAPTABLE LUXURY.

FLEXIBLE STORAGE AND MINI WAREHOUSE SOLUTIONS, CATERING TO DIVERSE NEEDS, FROM BUSINESSES TO INDIVIDUALS.

