



Alexander Tshakalisa  
083 300 8199  
alexandert@acutts.co.za

Contact Acutts Midrand

081 3135675

234 Seventh Road  
Halfway Gardens  
Midrand



Web Ref CLA81



R39 per m<sup>2</sup>

Gross Monthly Rental R92,665 Excl. VAT

Monthly Levy R41,705.5 Excl. VAT

0 0

Neat, affordable, freestanding office block in a secure park on 16th Road in Halfway House Estates

Neat, affordable, freestanding office building situated in a secure office park with easy access to the N1 via Olifantsfontein & New Road. The office park is situated along a public transport route with a Gautrain bus service. The office park has a secure palisade fence perimeter with electric fencing, laser beams, camera surveillance, 24 hour security guard service & strict access control. The office units are surrounded with lush gardens with park benches & water features.

This beautiful freestanding office building features a total floor area of 2 354.91 m<sup>2</sup>, neat entrance with a wheelchair ramp, large welcoming reception area, 2 office floors, each with a north facing & a south facing wing & basement parking. The wings are

### Features

<b>Building Name</b>	Block C				
<b>Zoning</b>	Commercial				
<b>Interior</b>	<b>Exterior</b>	<b>Sizes</b>			
Air Conditioning	Yes	Security	Yes	Floor Size	2,354m <sup>2</sup>

### Extras

24 Hour Access Air Conditioner Garden Open Plan Special Feature Storeroom Visitors Parking  
Freestanding Guard House Perimeter Wall Security Estate Double Storey Underground Parking  
Shade Net Covered Water Feature Contemporary Aluminium Window

