

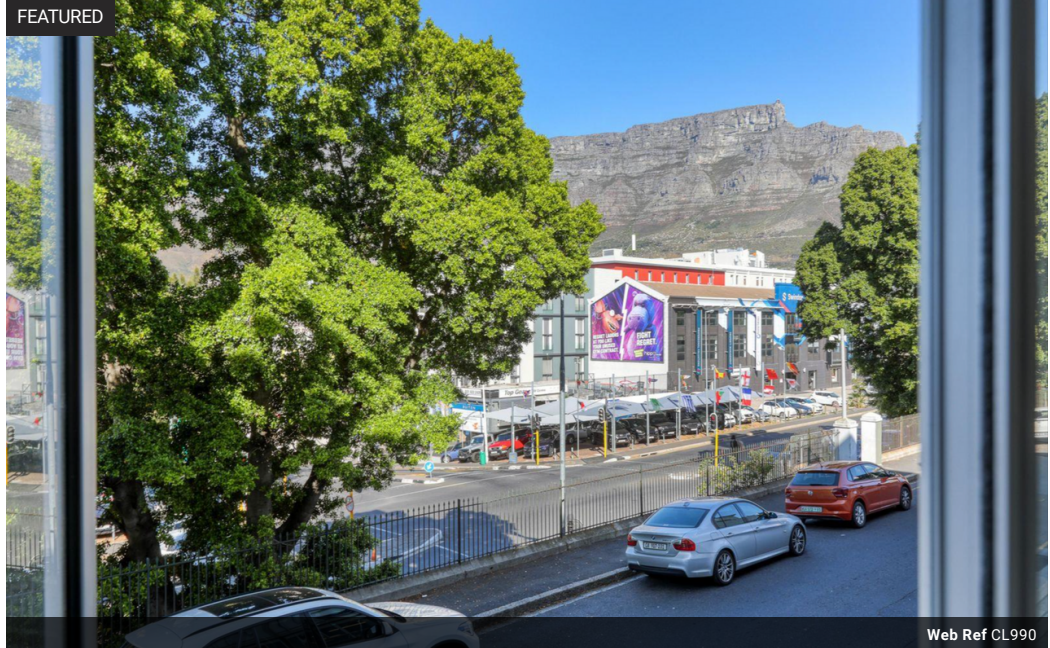


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R5,500,000

Monthly Levy R7,888 Excl. VAT

Monthly Rates R5,560 Excl. VAT

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Mixed Use Commercial Unit For Sale In Buitengracht Street, Cape Town City Centre

Stunning 236m² full floor-plate for sale in landmark building in Cape Town City Centre.

This is an excellent investment property or an opportunity for an owner-occupier to acquire an amazing property.

Currently partitioned into 2 units with the owner occupying 170m² and a legal firm occupying 66m² this would be the perfect property for a creative, legal or financial firm to acquire the entire space as their offices. The owner currently resides in their section and works from home.

The unit offers the following :

- 2 basement parking bays
- Entire first floor-plate.
- Elevator
- Modern, contemporary interior.
- Floor to ceiling windows, allowing an abundance of natural light
- Airconditioning
- Two bedrooms/offices/ boardrooms
- Open plan work space
- Fitted kitchen

Features

Zoning Mixed Use

Interior

Air Conditioning Yes

Exterior

Security Yes

Sizes

Floor Size 236m²

Extras

24 Hour Access Above Road Accommodation Air Conditioner Alarm System Bath, Toilet and Basin Immaculate Condition Aluminium Window Residential Office views Near Bus Service Near Mini Bus Service