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Web Ref CL996



R31,400 pm

**Gross Monthly Rental** R31,400 Excl. VAT    **Monthly Levy** R1 Excl. VAT  
**Monthly Rates** R1 Excl. VAT

0    0

### Stunning 170m<sup>2</sup> Office Space To Let In Buitengracht Street, City Centre, Cape Town

This 170m<sup>2</sup> A-Grade office space is available to rent at a monthly rental of R31400, inclusive of water, refuse, sewerage, and two parking bays. Electricity is pre-paid.

The unit offers the following :

- 2 basement parking bays
- 170m<sup>2</sup>
- 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
- Server room
- Fibre connectivity
- 24 hour security

### Features

**Zoning**    Mixed Use

**Interior**

Air Conditioning    Yes

**Exterior**

Security    Yes

**Sizes**

Floor Size    170m<sup>2</sup>

**Extras**

24 Hour Access Above Road Accommodation Air Conditioner Alarm System Balcony Room  
Bar Counter Bath, Toilet and Basin Double Parking On Street Parking Near Bus Service Near  
Mini Bus Service Near Train Service