

To Let

50 Melbrooks Avenue 50 Melbrooks Avenue

50 Melbrooks Avenue, Alexander Park Industrial, Uitenhage, Eastern Cape

CUSHMAN & WAKEFIELD | broll

https://www.cwbroll.co.za

The Building

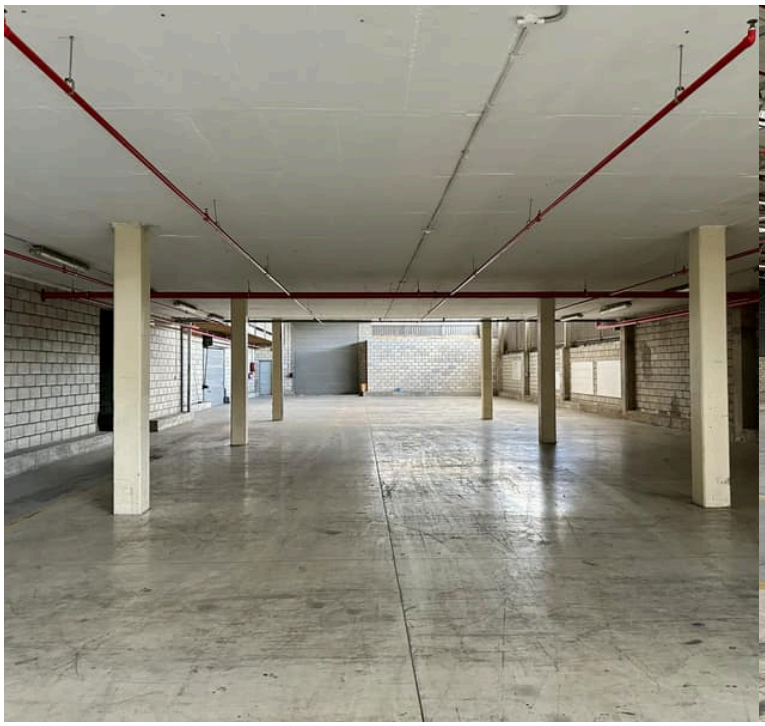
50 Melbrooks Avenue

Explore a prime opportunity to rent a well-equipped warehouse and distribution space in Uitenhage, perfect for businesses seeking functionality and security in a thriving industrial environment.Property Highlights:Versatile Warehouse Space: This expansive facility offers 8-meter height, providing ample vertical space for storage and operations, ideal for various industrial uses.Neat Office Component: The property features a well-maintained office area, allowing for efficient administration and operations without compromising on workspace.Canteen Area: Enjoy the convenience of an on-site canteen area, perfect for staff breaks and fostering a productive work environment.Secure Facility: This property is located in a secure industrial zone, offering peace of mind with comprehensive security measures to protect your assets.Large Concrete Yard: Benefit from a spacious concrete yard, providing ample room for vehicle maneuvering, storage, and logistics operations.Undercover Loading with Dock Levelers: The facility features undercover loading areas equipped with dock levelers, ensuring smooth and efficient loading and unloading processes, regardless of the weather.

Building information

Gross Lettable Area	**12,000 m²**
Building sector	**Industrial**







The Space

12000m² Warehouse, Office And Yard space available to let in 50 Melbrooks Avenue, Alexander Park Industrial, Uitenhage.

Explore a prime opportunity to rent a well-equipped warehouse and distribution space in Uitenhage, perfect for businesses seeking functionality and security in a thriving industrial environment.Property Highlights:Versatile Warehouse Space: This expansive facility offers 8-meter height, providing ample vertical space for storage and operations, ideal for various industrial uses.Neat Office Component: The property features a well-maintained office area, allowing for efficient administration and operations without compromising on workspace.Canteen Area: Enjoy the convenience of an on-site canteen area, perfect for staff breaks and fostering a productive work environment.Secure Facility: This property is located in a secure industrial zone, offering peace of mind with comprehensive security measures to protect your assets.Large Concrete Yard: Benefit from a spacious concrete yard, providing ample room for vehicle maneuvering, storage, and logistics operations.Undercover Loading with Dock Levelers: The facility features undercover loading areas equipped with dock levelers, ensuring smooth and efficient loading and unloading processes, regardless of the weather.

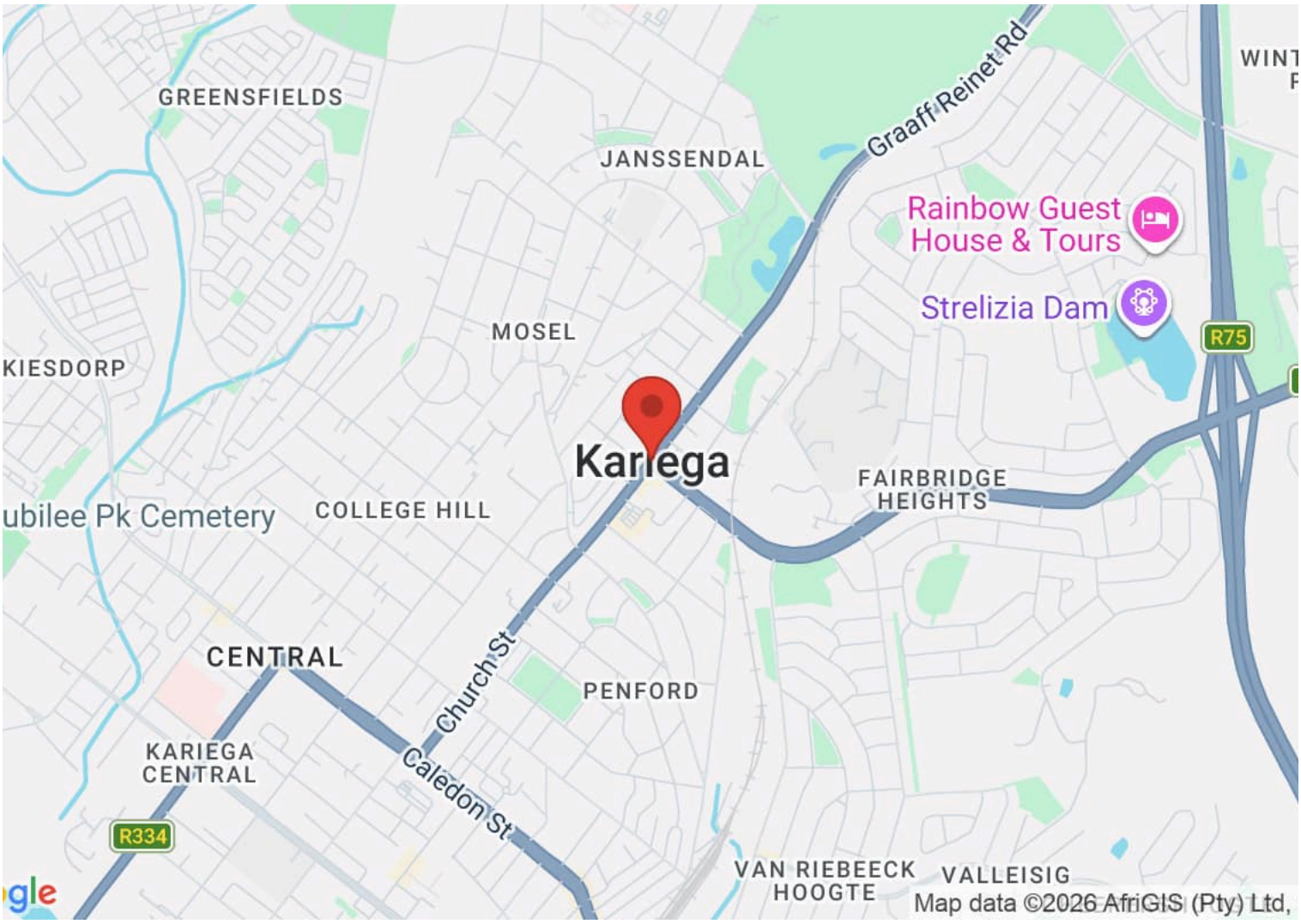
Unit information

Monthly rental	**R 492 000,00**
Gross lettable area	**12,000 m²**
Listing sector	**Warehouse, office and yard**
Available	**Immediately**
Minimum period	**12 months**

Rental information

Rates and Taxes

Gross rental	Rate: **R 41,00 / m²**
Net rental	Rate: **R 40,00 / m²**
Assessment rates	Rate: **R 1,00 / m²**



Get in touch

GL

Grant Longworth

glongworth@broll.com | +27836550114