

To Let

25 Wellington Road Ground Floor

25 Wellington Road, Parktown, Johannesburg, Gauteng, 2193

https://www.cwbroll.co.za

The Building

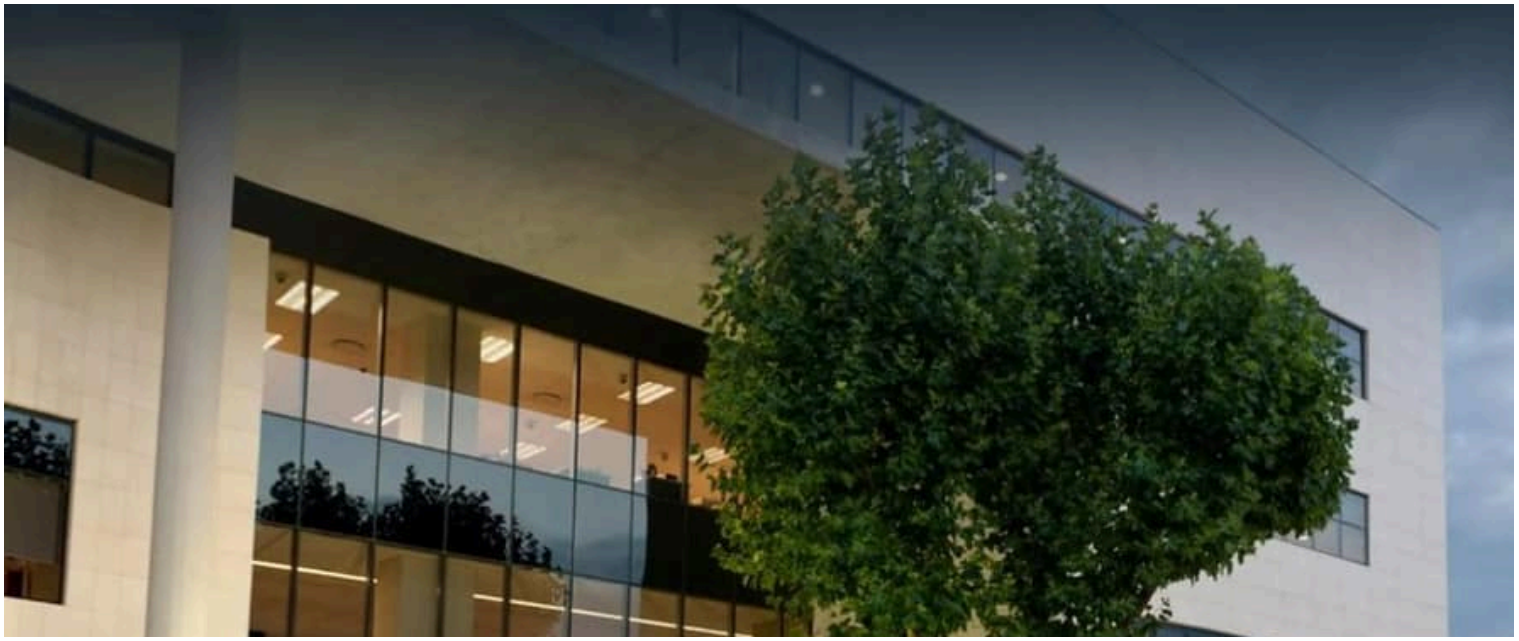
25 Wellington Road

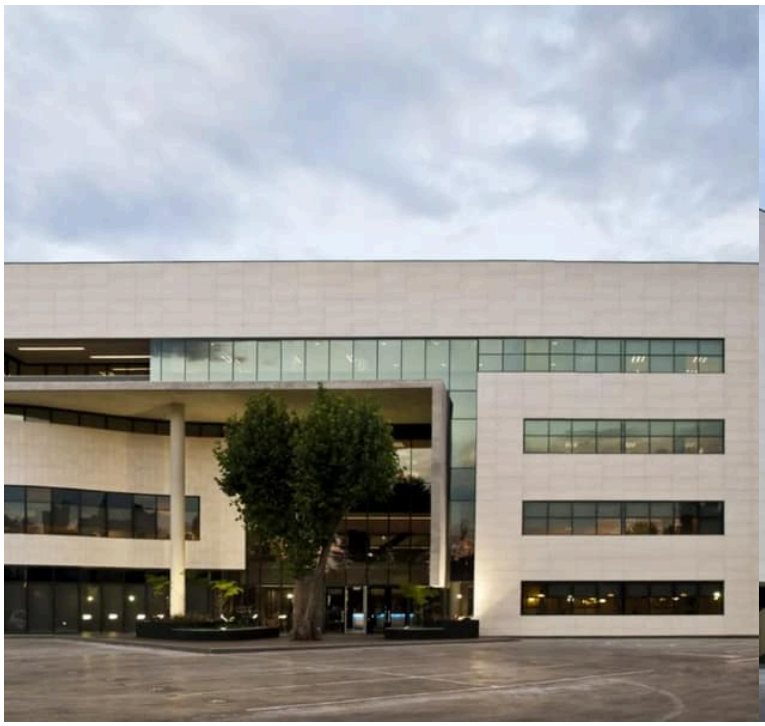
Located in the heart of the Parktown Commercial Node, 25 Wellington Road stands as a landmark office development that combines accessibility, modern infrastructure, and award winning design. Its strategic position near the M1 Highway and key arterial routes ensures seamless connectivity for tenants, visitors, and clients, making it a highly desirable address within Johannesburg's business landscape.The building offers approximately 11,000m² of Gross Lettable Area (GLA), with large, sub divisible floor plates that allow for flexible tenant layouts. This adaptability makes it suitable for both established corporates and growing enterprises, enabling customized office configurations that can evolve with business needs. Natural light, efficient space planning, and contemporary finishes contribute to a professional yet welcoming environment.Beyond its core office spaces, the property is equipped with robust backup systems, including a generator and water supply, ensuring uninterrupted operations even during service disruptions. Lifestyle amenities are integrated to support tenant well being, while 24 hour security and controlled access provide peace of mind. Together, these features create a safe, accommodating, and future ready workplace.The building's refurbishment has been recognized with the SAPOA Award for Innovative Excellence, underscoring its role as a benchmark in sustainable redevelopment and adaptive reuse. This accolade highlights the project's success in blending modern functionality with architectural integrity, setting a precedent for commercial property upgrades in Johannesburg.

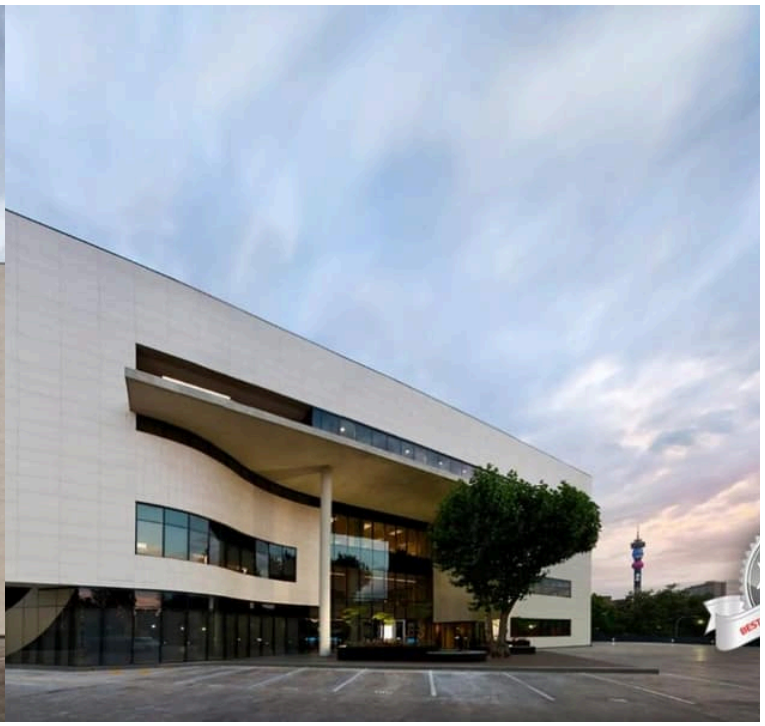
Features
Flexible configurations | Modern finishes | Air conditioning | Boardrooms | Kitchen facilities | Generator | Parking | Security

Building information

Gross Lettable Area	**11,000 m²**
Grade	**A Grade**
Building sector	**Office**







The Space

2580m² Office space available to let in 25 Wellington Road, Parktown, Johannesburg.

2580m² Office space available to let in 25 Wellington Road, Parktown, Johannesburg.

Unit information

Monthly rental	**R 309 600,00**
Gross lettable area	**2,580 m²**
Listing sector	**Office**
Available	**Negotiable**
Minimum period	**12 months**

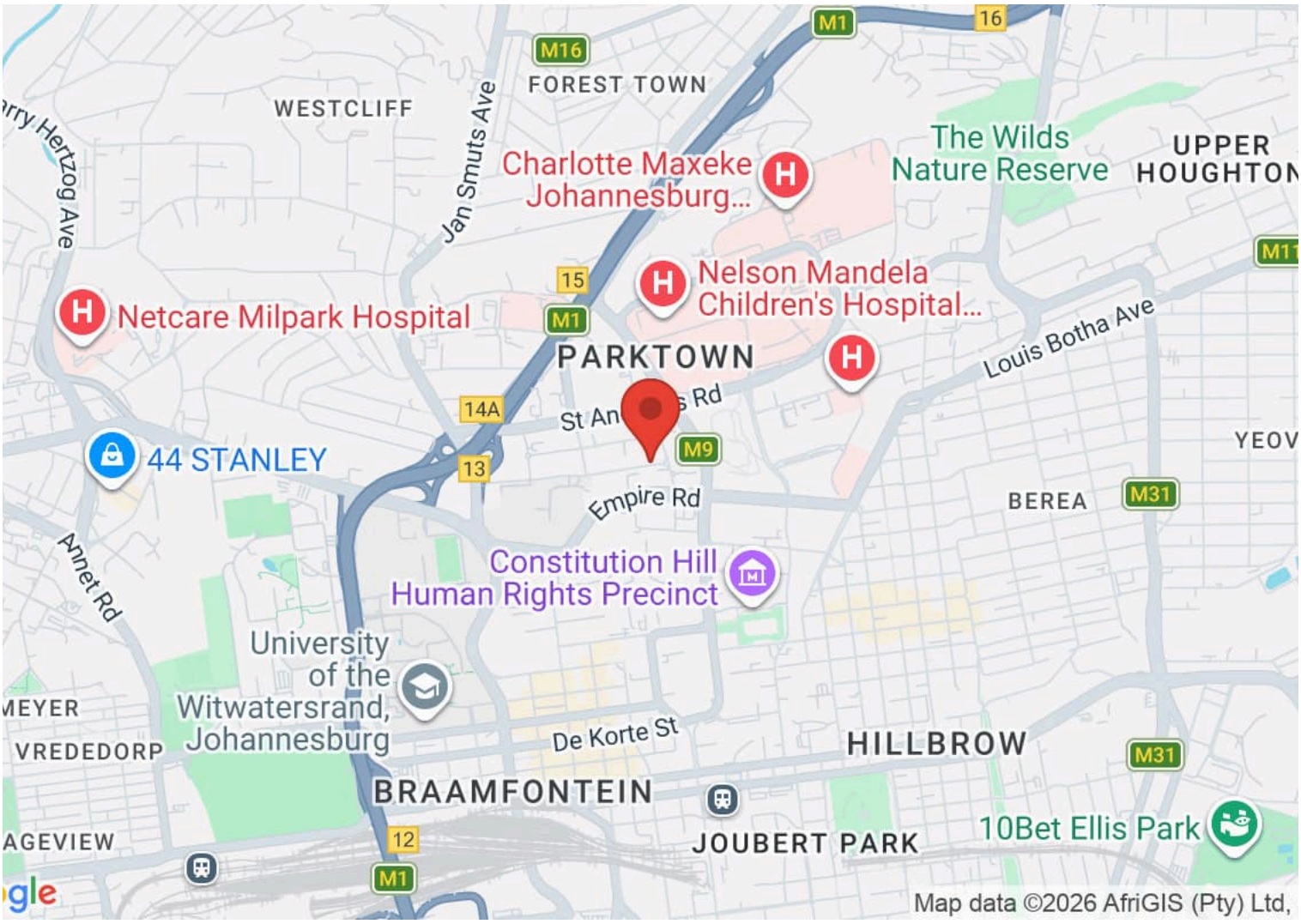
Rental information

Rates and Taxes

Gross rental	Rate: **R 120,00 / m²**
Net rental	Rate: **R 120,00 / m²**

Parking

Basement	**R 650.00 per bay**
Open	**R 450.00 per bay**



Get in touch



Angie Stroebel
astroebel@broll.com | +27823719726