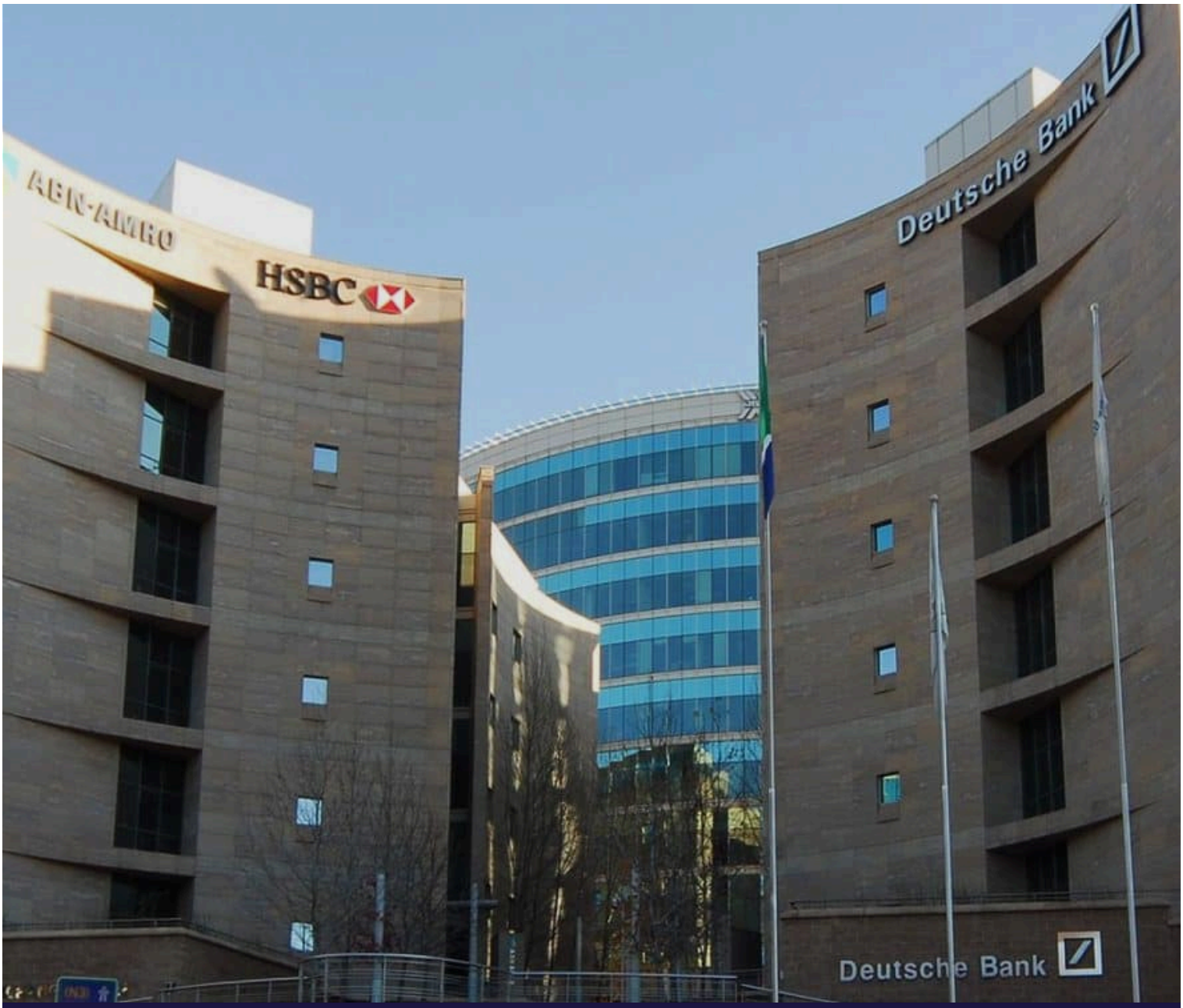


To Let

Deutsche Bank The Whole Building

87 Maude Street, Sandown, Sandton, Gauteng, 2196

CUSHMAN & WAKEFIELD | broll

https://www.cwbroll.co.za

The Building

Deutsche Bank

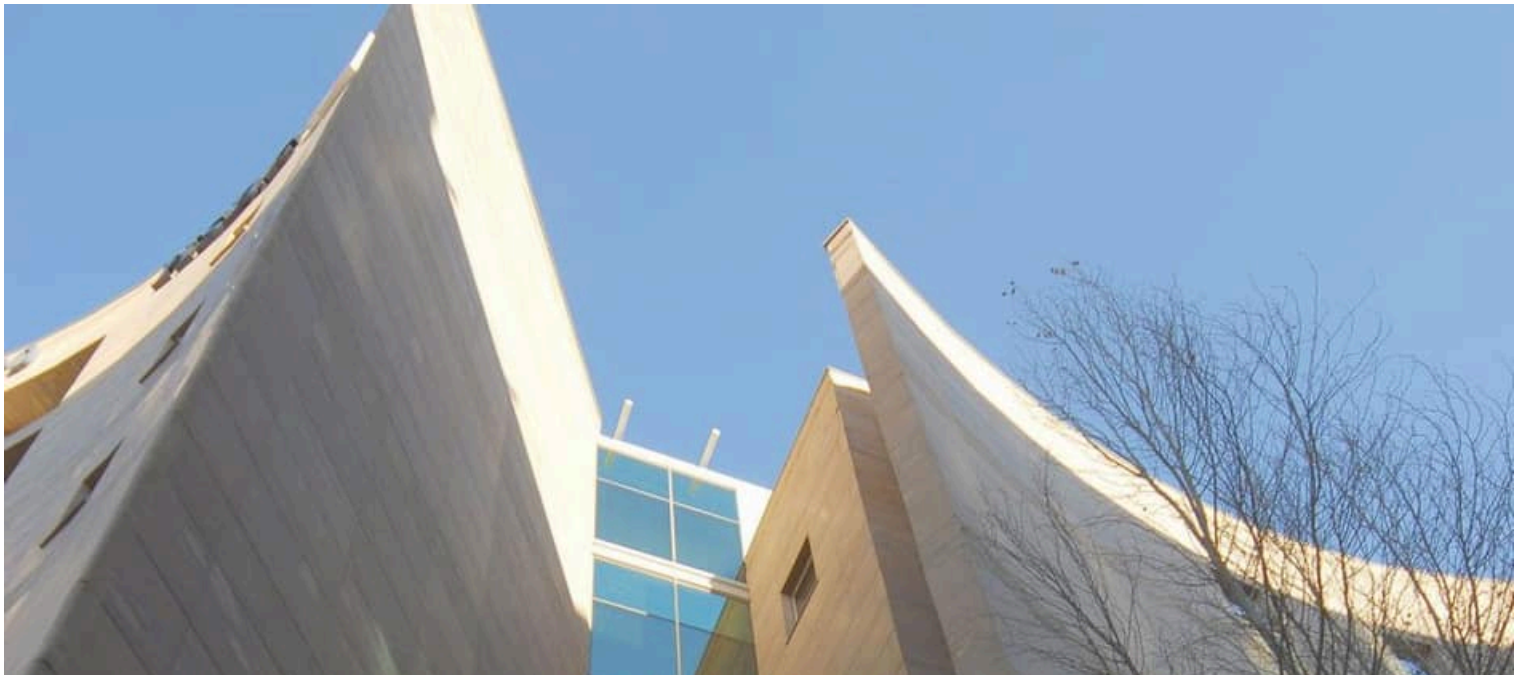
The Deutsche Bank Building at 87 Maude Street is a landmark A Grade office property in the heart of Sandton's financial district, offering premium corporate accommodation with exceptional visibility and modern infrastructure. Positioned directly adjacent to the Johannesburg Stock Exchange (JSE) and opposite The MARC Shopping Centre, the building enjoys a prime location within walking distance of Sandton City, Nelson Mandela Square, and the Gautrain Station. With a total gross lettable area of approximately 7,271m², the property is designed to accommodate either a single blue chip tenant or multiple occupiers, providing flexibility in leasing arrangements.The interiors feature high quality finishes and adaptable layouts, including an entertainment area with a bar and balconies that provide panoramic views of the Sandton CBD, reinforcing its prestige as a corporate address. The building is supported by robust infrastructure, including fibre connectivity, backup power systems, and modern lift access, ensuring uninterrupted operations. Parking is a standout feature, with 272 basement bays and 16 open bays, offering ample convenience for staff and visitors. Security is comprehensive, with 24 hour access control and monitored entry systems safeguarding the premises.With its combination of scale, prime positioning, modern amenities, and strong corporate pedigree, 87 Maude Street remains one of Sandton's most sought after office buildings, ideal for financial institutions, consultancies, and corporates seeking a prestigious base in Johannesburg's premier business hub.

Features

A-Grade building | Prime location | Flexible layouts | Modern finishes & natural light | Entertainment area & balconies | 272 parking | 24/7 access | Near Sandton City

Building information

Gross Lettable Area	**7,271 m²**
Grade	**A Grade**
Building sector	**Office**





The Space

7271m2 Office Space To Let Sandown Sandton Entire Building

The property is well located at 3 Exchange square & 87 Maude Street, at Sandton. The property is located within close proximity to public transport including Gautrain , various restaurants and is also conveniently located within walking distance to the Sandton City Shopping Mall. Tenant Installation Allowance: One month of nett rental for each lease year, subject to a minimum lease period of three years.Parking Ratio: 4 bays per 100m².Utilities: Excludes electricity, water, and sewerage.

Unit information

Monthly rental	**R 1 166 341,11**
Gross lettable area	**7,271 m²**
Listing sector	**Office**
Available	**Immediate**
Minimum period	**12 months**

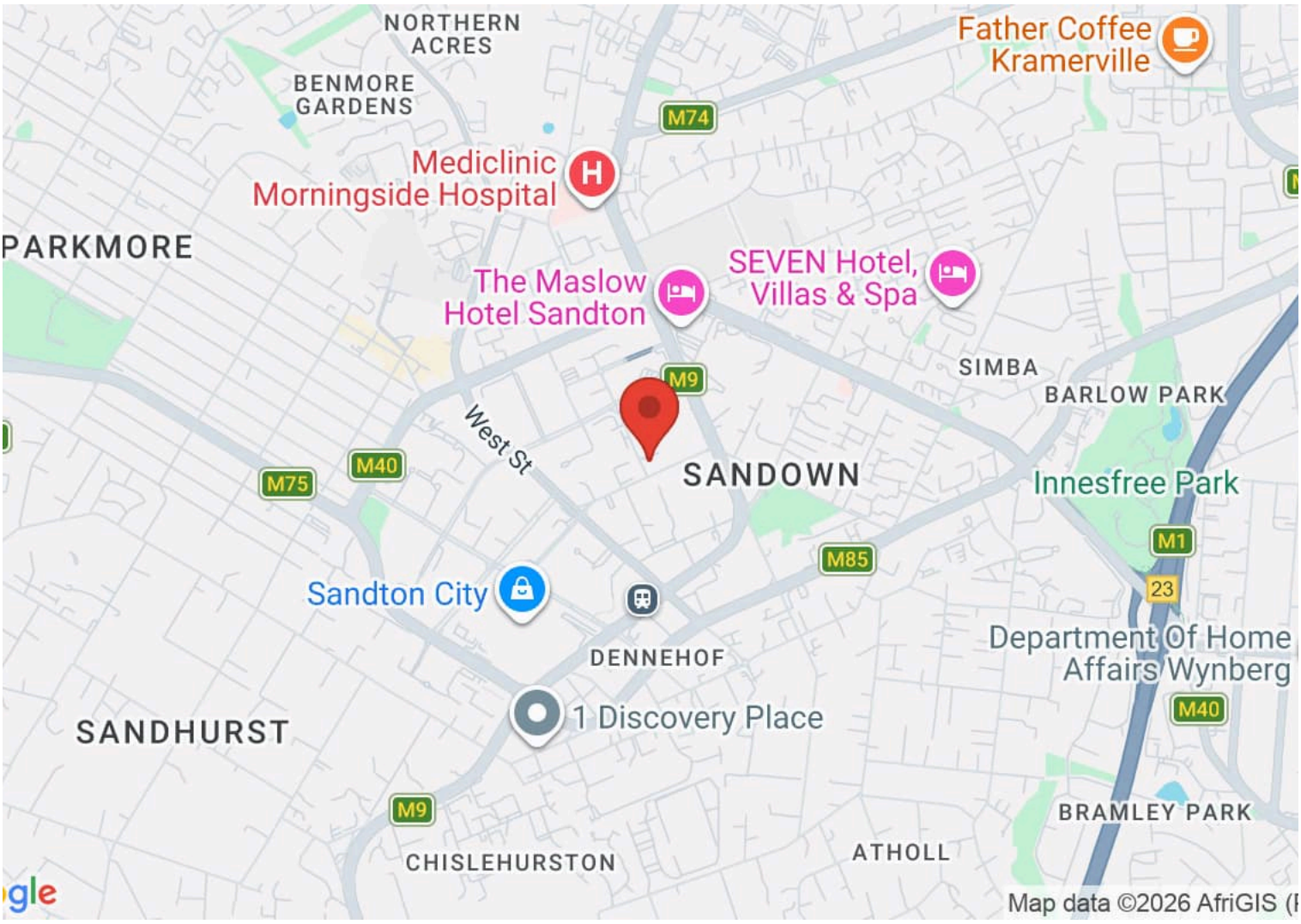
Rental information

Rates and Taxes

Gross rental	Rate: **R 160,41 / m²**
Net rental	Rate: **R 140,00 / m²**
Assessment rates	Rate: **R 20,18 / m²**

Parking

Basement	**R 850.00 per bay**
Open	**R 700.00 per bay**



Get in touch



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