

To Let

Leonardo Park Unit C2

Cnr Parklands Main and Link Road, Parklands, Blouberg, Western Cape, 7441

CUSHMAN & WAKEFIELD | broll

https://www.cwbroll.co.za

The Building

Leonardo Park

This neatly enclosed building situated on Parklands Main Road, Parklands and it has ample parking inside the enclosed area for staff and customers. This building is close to the Intercare Medical Centre, public transport and has easy access to Koeberg road and the N7 highway.

Features
Parklands Ample parking Close to public transport Ease of access to Koeberg Rd and N7

Building information

Gross Lettable Area	**3,333 m²**
Grade	**Local Convenience Centre**
Building sector	**Retail**







The Space

50m² Office space available to let in Leonardo Park, Parklands, Blouberg.

Water based on pro rata portion- council charges R37.86 ex vat per kl | Sewer based on pro rata portion- council charges R28.30 ex vat per kl | Direct Eskom account- Eskom rates energy charge R2.2493 per kwh | ancillary charge R0.041 per kwh, | Network demand charge R0.1454 per kwh, | Network capacity charge R75.38 p/day, | Service & admin charge R14.70 p/day | Generation capacity charge R7.37 per day, | Electrification & rural R0.0494 per kwh.| Electricity common area based on pro rata portion | Water & Sewer common area based on pro rata portion | Fixed sewer R48.30

Unit information

Monthly rental	**R 9 329,50**
Gross lettable area	**50 m²**
Listing sector	**Office**
Available	**Immediately**
Minimum period	**12 months**

Rental information

Rates and Taxes

Gross rental	Rate: **R 186,59 / m²**
Net rental	Rate: **R 150,00 / m²**
Operations costs	Rate: **R 20,00 / m²**
Assessment rates	Rate: **R 10,58 / m²**



Get in touch



Karien van Zyl
kvanzyl@broll.com | +27672081064