

To Let

Landmark 91 Unit 401

155 Princessvlei and De Waal Road, Diep River, Cape Town, Western Cape, 7800

https://www.cwbroll.co.za

The Building

Landmark 91

Landmark 91 is a fresh new face on the streets of Diep River. A renovation of the iconic Sheraton building into a revamped building for a new generation. Consisting of a variety of spaces, ideally suited for large industrial, warehouse and light industrial, as well as ground floor retail use. The upper floor spaces are perfect for offices, factories, events, or call centre users. Specific units are dedicated to retail and factory shop outlets as well as office opportunities. This building will act as a business hub in the precinct heralding the change of times, integrating a coffee and lifestyle offering into industrial Diep River. Units are equipped with inverters to run lights and pay points, while the building in general runs off a generator for common area. Neat presentable spaces are the name of the game with the upper floors presenting unparalleled views of the mountains and surrounding area.Landmark 91 is easily accessible from both the M3 and M5 making it ideal for a meeting point for staff and deliveries. Each unit boasts a modern kitchenette and its own toilet facilities. Ground floor units have secure roller shutter doors for easy delivery access, and the large upper units access loading through goods lifts or a back access door linked to a hoist beam. Thought and consideration has been put into adding life and colour into the space, making for a refreshing workspace and building for all to access and enjoy.The units range from 3-phase 60amps to 200amps supply. The larger units of 1200m^2 and greater have a 100amps – 200amps supply.

Features
24-Hour Security | Electric Fencing & CCTV | Secure Parking | Roller Shutters & Goods Lift | Private Kitchenettes & Toilets | Backup Power

Building information

Gross Lettable Area	**6,299 m^2**
Grade	**C Grade**
Building sector	**Office**







The Space

1154m2 warehouse Space Available To Let In Diep River

1154m2 warehouse Space Available To Let In Diep River2 x 100 Amps

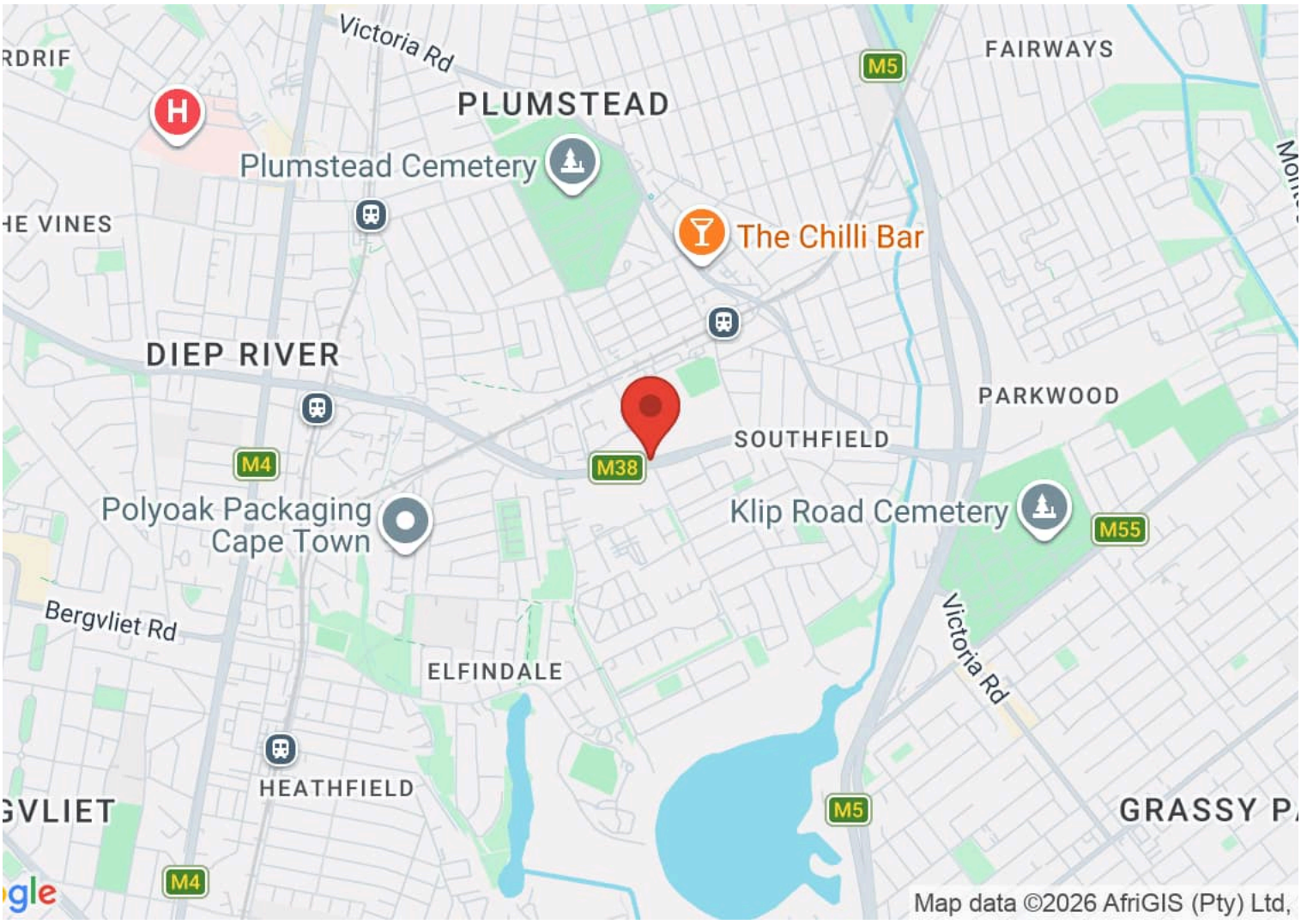
Unit information

Monthly rental	**R 80 780,00**
Gross lettable area	**1,154 m²**
Listing sector	**Warehouse**
Available	**Immediately**
Minimum period	**12 months**

Rental information

Rates and Taxes

Gross rental	Rate: **R 70,00 / m²**
Net rental	Rate: **R 60,00 / m²**
Operations costs	Rate: **R 10,00 / m²**



Get in touch



Shane Howe
showe@broll.com | +27722611863