

To Let

Ambassade - De Wagenweg Office Park Section 29

1 Stellentia Road, Stellenbosch Central, Stellenbosch, Western Cape, 7600

https://www.cwbroll.co.za

The Building

Ambassade - De Wagenweg Office Park

Ambassade Block at De Wagenweg Office Park is a standout commercial property in Stellenbosch, offering a refined blend of modern design and practical functionality. Positioned on Stellentia Road, the building enjoys a prime location within one of the town's most reputable office parks, surrounded by established businesses and cultural landmarks. Its architecture reflects a contemporary corporate image, with clean lines, generous natural light, and a layout that promotes both productivity and comfort.Inside, the building is tailored for flexibility, accommodating a range of professional needs from private offices to collaborative coworking spaces. Tenants benefit from fully serviced facilities, including high speed fibre connectivity, stylishly furnished interiors, and access to boardrooms and meeting areas equipped with the latest technology. The atmosphere is enhanced by tasteful finishes and a boutique aesthetic, creating a workspace that feels both professional and inviting.Beyond the office suites, Ambassade Block offers lifestyle oriented amenities that elevate the daily experience. A café and lounge provide spaces for informal meetings or breaks, while secure parking and 24 hour access ensure convenience and peace of mind. The property's location places it within easy reach of Stellenbosch's central business district, public transport routes, and cultural attractions such as the Rupert Museum, making it a highly desirable address for businesses seeking visibility and prestige.

Features

Wifi | Generator | Coffee shop | Printing facilities | Parking | Shared kitchen | Boardrooms | Security

Building information

Gross Lettable Area	**2,884 m²**
Grade	**P Grade**
Building sector	**Office**







The Space

402m² Office space available to let in Ambassade - De Wagenweg Office Park, Stellenbosch Central, Stellenbosch.

Position your business in one of Stellenbosch's most prestigious commercial addresses. This 402m² office is located in the sought-after Ambassade Block at De Wagenweg Office Park, offering a premium working environment that combines contemporary design, excellent functionality and an exceptional location.The office features a versatile layout that can accommodate a combination of open-plan workspaces, private offices, meeting rooms and executive offices, making it suitable for a wide range of professional businesses. Large windows allow for abundant natural light throughout the space, creating a bright and productive working environment.Finished to a high standard, the premises provide a modern corporate setting with access to high-speed fibre connectivity, shared boardroom facilities, meeting spaces and quality communal areas. Tenants also benefit from secure access, ample parking and a well-maintained office park that reflects a professional business image.Ideally positioned on Stellentia Road, the property offers convenient access to Stellenbosch's CBD, the N1 via the R44, public transport routes and numerous restaurants, cafés and amenities. The Rupert Museum, Stellenbosch University and surrounding commercial precinct are all within close proximity.This is an outstanding opportunity for businesses seeking premium office accommodation in the heart of Stellenbosch.Ideal for corporate offices, professional practices, consulting firms, technology companies and financial services businesses seeking a prestigious Stellenbosch business address.

Unit information

Gross lettable area	**402 m²**
Listing sector	**Office**
Available	**1 January 2027**
Minimum period	**12 months**

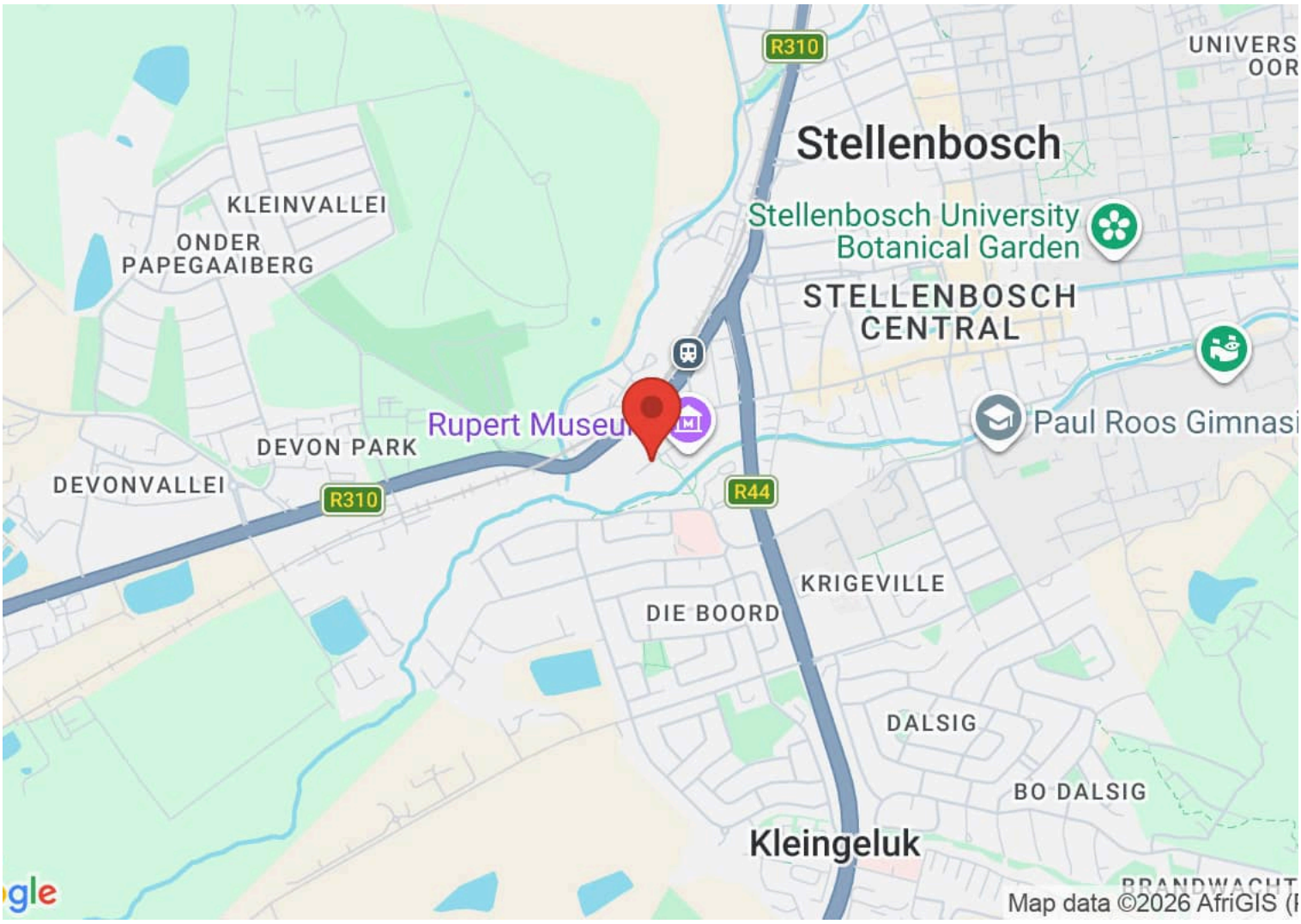
Rental information

Rates and Taxes

Net rental	Rate: **R 1,00 / m²**
Operations costs	Rate: **R 25,00 / m²**
Assessment rates	Rate: **R 22,00 / m²**

Parking

Basement	**R 750.00 per bay**



Get in touch



Karien van Zyl
kvanzyl@broll.com | +27672081064



Sia Thomatos
sthomatos@broll.com | +27824577462