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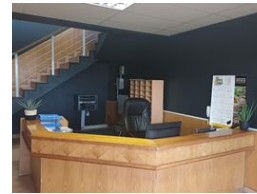
Contact Foundation Property

073 6601990

Block C  
Bellevue Campus  
5 Bellevue Road  
Kloof




Web Ref CL4061



R10,995,000

Monthly Rates R15,586 Excl. VAT

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### 1100m<sup>2</sup> Double Story Multi Purpose Commercial Property For Sale

This impressive double-story face brick building offers a versatile space in a prime location. Situated in the sought-after Mountain Ridge area of New Germany, the property spans 1,100m<sup>2</sup> in total, split between a 600m<sup>2</sup> ground floor and a 500m<sup>2</sup> first floor.

#### Ground Floor

The spacious ground floor is currently tenanted by an industrial business and features a large workshop area with roller door access and three-phase power. The area also includes neat offices, ideal for administrative functions or client-facing activities.

#### First Floor

Accessed via a shared reception area, the first floor is dedicated to well-configured office space. The 500m<sup>2</sup> office area includes kitchenette facilities and ablutions, providing a comfortable and functional environment for staff.

Parking

### Features

**Zoning** Commercial

#### Interior

Power 3 Phase Yes  
Power Amps 300

#### Sizes

Floor Size 1,100m<sup>2</sup>

