niche
properties
COMMERCIAL

R200 per m²

03 Aug 2025
Web Ref CL0087
https://www.nicheprop.co.za

6,115m² Office To Let in Hatfield

Size	6115m²
Gross Monthly Rental per m²	R1,225,000
Lease Period	60 months
Availability	Specific Date
Deposit	R2,500,000
Annual Escalation	Specify %
Zoning	Commercial
Open Parking	-
Covered Parking	-
Basement Parking	950
Parking Ratio	4 Per 100m²
Air Conditioning	Yes
Security	Yes
Power 3 Phase	No

All rates exclude escalation and 14% V.A.T.

Loftus Office Park, Hatfield, Pretoria

Mixed use development - a definitive new sporting & cultural hub
Comprising of first rate offices, retail component, hotel & gymnasium
Excellent corner location on main road, next to Loftus Versfeld Stadium
Close to Hatfield business centre, banks, popular schools
Accessible to Government departments, Pretoria University, CBD Courts
4 star Green Star...

Extras

Gross Rental excludes Parking Costs, Utilities, VAT. Deposit equal to 3 months' gross exit rental. Space subject to availability. Landlord's terms and conditions apply.

Lease Includes

Tenant Installation Allowance as per Developer's A Grade standards. Operating Costs. Rates & Taxes. Fibre Optic Connectivity. Generator on site. 24 hour security. Access control.

Lease Excludes

Parking costs. Electricity & Water consumption. Refuse & Sanitation. Diesel pro-rata consumption. VAT.

Marita Meyer

Direct Line: 082 444 1802
Contact Head Office:
Email: marita@nicheprop.co.za