

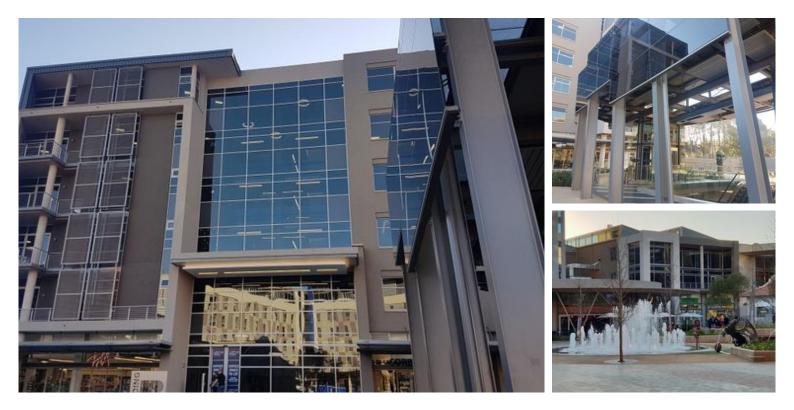
properires

COMMERCIAL

R195 per m²

03 Aug 2025 Web Ref <mark>CL0088</mark>

https://www.nicheprop.co.za



545m² Office To Let in Hatfield

545m²

Size

Gross Monthly Rental per m² Lease Period Availability Deposit Annual Escalation Zoning Open Parking Covered Parking Basement Parking Parking Ratio Air Conditioning Security Power 3 Phase R106,000 36 months Immediately R220,000 Specify % Commercial --950 4 Per 100m² Yes Yes No

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



Marita Meyer

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

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 negotiable. Operating Costs. Rates & Taxes. Fibre Optic Connectivity. Generator on site. 24 hour security. Access control. Backup water

Lease Excludes

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



Disclaimer: While every effort has been made to ensure the accuracy of the information contained herein, Niche Properties makes no warranty as to the completeness of this advertisement brochure. This document shall constitute an introduction to the mentioned property, and Niche Properties shall be considered the effective cause of any transaction that comes as a result of this introduction. You may only display, print or download temporary copies of this document for your own personal non-commercial use. You are invited to contact the broker for more details.