



200m² Office To Let in Menlyn

Size	200m ²
Gross Monthly Rental per m ²	R30,000
Lease Period	24 months
Availability	Immediately
Deposit	R60,000
Annual Escalation	Specify %
Zoning	Commercial
Open Parking	400
Covered Parking	550
Basement Parking	650
Parking Ratio	4 Per 100m ²
Air Conditioning	Yes
Security	Yes
Power 3 Phase	No

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



Marita Meyer

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Glenfield Office Park, Menlyn, Pretoria

Established office park on prominent corner
Located in the greater Menlyn business node
Public transport available, close to Gautrain bus route
Conveniently close to Menlyn Mall, banking services, restaurants
Easy access from N1 highway and eastern suburbs.

Extras

Gross Rental excludes Parking Costs, Utilities, VAT. Deposit equal to 2 months' gross exit rental. Space subject to availability. Landlord's terms and conditions apply.

Lease Includes

Tenant Installation Allowance at One month's net rental amount per year of lease. Generator on site. Fibre optic available.

Lease Excludes

Electricity & Water consumption; Refuse & Sanitation; Rates & Taxes; VAT.

