



**Prajesh Bhoola**  
0827110011  
prajesh@meridianrealty.co.za

Contact **Virtual Office**

086 1732589

Loft Office 6  
The Woodmill Lifestyle Centre  
Vredenburg Road  
Devonvallei  
Stellenbosch  
7600



Web Ref CL552



## POA



### STATE OF THE ART INDUSTRIAL FACILITY FOR SALE OR TO LEASE

For sale:

A prime warehouse located in the West-Hills Industrial Park. This state-of-the-art facility, situated on a prominent corner lot, provides excellent visibility for your business. Whether you are in the market for manufacturing or distribution space, this Industrial 1 zoned property offers top-notch amenities. Spanning 2,051 square meters of warehouse and offices, all set on a 3,117 square meter site. This beauty features the following:

- 8 air-conditioned offices
- Strong room
- Boardroom
- 2 kitchens
- Reception area
- Parking bays
- Guard house
- Staff canteen
- Generator facility
- 3-phase power with 150 amps
- Loading zone
- Landscaped garden

### Features

**Zoning** Industrial

**Interior**

Air Conditioning Yes

**Exterior**

Security Yes

**Sizes**

Floor Size 2,051m<sup>2</sup>  
Land Size 3,117m<sup>2</sup>