



**Peter Hartwig**  
0835327564  
peter@grose.co.za

Contact Head Office

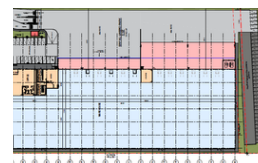
011 917 3096

167 Heidelberg Road  
Boksburg South Ext.2  
Boksburg



SOLE MANDATE

Web Ref CL1417



R664,000 pm

Gross Monthly Rental R664,000 Excl. VAT

0 0

## BEST IN CLASS DEVELOPMENT OPPORTUNITY

AMAZING LOGISTICS DEVELOPMENT - BEST IN CLASS

Bespoke P - Grade Distribution Centre Facility of 8,300 square meters that can be developed to meet and suit your requirements.

SALIENT DEVELOPMENT FEATURES:

YARD SIZE: 50 - 60 METERS - Significantly improves efficiencies and allows super links to operate with ease.

HEIGHT TO EAVES: 15,5 METERS - Higher Racking allows the ability to maximize storage of inventory.

FLOOR FLATNESS AND STRENGTH: FM2/DM2/DM1 Plus 90kn per square meter - Allows for MHE to operate safely and optimally at above specified heights.

SOLAR PV AND ELECTRICAL INSTALLATION: Free Solar PV and LED lights throughout.

VENTILATION: Mechanical. Significantly reduces dust in the facility, protects from foreign bodies entering the facility, ensures acceptable working temperature for employees.

## Features

**Building Name**  
Zoning

EQUITES PARK MEADOWVIEW  
Industrial

**Interior**

Floor Loading Cap. 90 Tn/m<sup>2</sup>  
Power 3 Phase Yes

**Sizes**

Floor Size 8,300m<sup>2</sup>  
Land Size 120,000m<sup>2</sup>  
Building Height 18m

**Extras**

Security

