



**Morne Flewin**

Non-Principal Property Practitioner  
 Registered with PPRA (FFC 023 415 1)  
 0825765210  
 morne@kellaprinCE.co.za

Contact Head Office

013 7544400

The Crossing Shopping Centre, Shop 78, Off R40, Nelspruit, Mpumalanga 1200



Web Ref CL2221



**R35,000 pm**

Gross Monthly Rental R35,000 Excl. VAT

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**INDUSTRIAL SPACE TO LET**

This high visibility, corner stand building offers a 700m<sup>2</sup> ground floor unit available for rent. The unit is perfectly situated to provide excellent exposure for your business.

The space features a welcoming reception area that leads into a spacious open-plan office, ideal for administrative work and meetings. Additionally, the lettable area includes multiple storerooms/workshops, offering versatile options for storage, manufacturing, or other industrial activities.

The property is designed to cater to a range of industrial needs, providing ample space and functionality. The high visibility location and corner stand position make it an ideal choice for businesses seeking prominence and accessibility.

Rent is excluding VAT and utilities.

**Features**

**Zoning** Industrial

Interior	Exterior	Sizes
Power 3 Phase	Security	Floor Size
Yes	Yes	700m <sup>2</sup>

