

# 7,500 pm

Modern 48m<sup>2</sup> First-Floor Office Space in Hillcrest – Available Immediately

**53 m<sup>2</sup>**

Upgrade your business with this 48m<sup>2</sup> first-floor office space, perfectly suited for professionals seeking a secure and well-maintained workspace in Hillcrest. This air-conditioned unit ensures a comfortable working environment while offering a prime location within a thriving commercial hub.

- First-floor office in a secure building
- Available immediately – move in hassle-free
- Air-conditioned unit for year-round comfort
- Metered water and electricity – control your utility costs
- 24-hour security for peace of mind
- Shared tenant and customer bathrooms for added convenience

### Why Choose Hillcrest?

Hillcrest is a rapidly growing commercial node with a strong business presence, excellent infrastructure, and convenient access to major routes, including the M13. The area boasts upmarket office parks, retail centers, and dining options, making it an attractive destination for businesses looking to establish a professional presence. With its safe and vibrant community, Hillcrest offers the perfect balance between corporate efficiency and suburban charm.

**Gross Monthly Rental** R7,500 Excl. Vat

**Lease Period** Negotiable  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	53	<b>Security</b>	Yes
<b>Parking Bays</b>	-	<b>Air Conditioning</b>	-
<b>Title</b>	-	<b>Generator</b>	-
<b>Zoning</b>	Commercial	<b>Fibre</b>	-

## CONTACT US

Call the Officeplace Broker

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