

# 12,900 pm

Prime Retail Space to Let at 3 Levumbu Drive, Franklin Roosevelt Park, Johannesburg

 **58 m<sup>2</sup>**

Discover a unique opportunity to establish your business in this charming retail space, perfectly positioned in the sought-after Franklin Roosevelt Park, Johannesburg. This 58m<sup>2</sup> unit offers a versatile layout with a ground-floor retail area and an upstairs loft, making it ideal for a boutique, creative studio, or professional workspace.

The main level features carpeted flooring, standard lighting, and abundant natural light, creating a welcoming and professional ambiance. The upstairs loft, finished with wooden flooring and bathed in natural light, provides a perfect space for an office, showroom, or additional work area. Convenience is at the forefront, with private bathroom and kitchen facilities ensuring comfort for both staff and clients. The property also boasts an outdoor deck, perfect for breaks or informal meetings, and ample parking for customers and employees alike.

Nestled in Franklin Roosevelt Park, this location offers an excellent balance of convenience and accessibility. The area is well-connected to major roads and public transport routes, making it easy for clients to find you. With a mix of residential and...

**Gross Monthly Rental** R12,900 Ex Vat  
**Lease Period** 12 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	58	<b>Security</b>	Yes
<b>Parking Bays</b>	-	<b>Air Conditioning</b>	Yes
<b>Title</b>	-	<b>Generator</b>	-
<b>Zoning</b>	Commercial	<b>Fibre</b>	-

## CONTACT US

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