

# 77,500 pm

400 SQM OFFICE TO LET IN ARCADIA - LOFTUS PARK -  
416 KIRKNESS STREET

 **400 m²**

400 SQUARE METER COMMERCIAL UNIT TO LET IN LOFTUS PARK..

This massive 400 square meters white box suite comprises out of a large open plan area with a balcony and access to communal ablution facilities. It is currently equipped with air conditioning units, fibre optic connectivity, several large windows that allow a great amount of sunlight to filter in and elevator access. Loftus Park is a very well-established multi-tenanted office building based within the prime commercial hub of Pretoria situated at 416 Kirkness Street in Arcadia.

Loftus Park hosts twenty four hour on site security, access controlled entrance and exit points, a backup generator and water supply as well as secure tenant and visitors parking available, an entertainment area and neatly maintained gardens and landscaping.

Hatfield Mall is within close proximity from the property hosting a variety of shops such as Pick and pay, Ackerman's, Clicks, CNA and Postnet among many other. The facility is stationed on the Gautrain bus route providing excellent public transport to tenant and clients. Arcadia is a well-established commercial node

**Gross Monthly Rental** R77,500 Ex Vat

**Lease Period** 60 months

**Available From** Immediately

<b>Floor Size m²</b>	400	<b>Security</b>	Yes
<b>Parking Bays</b>	-	<b>Air Conditioning</b>	Yes
<b>Title</b>	Sectional Title	<b>Generator</b>	-
<b>Zoning</b>	Commercial	<b>Fibre</b>	-

## CONTACT US

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