


# 382,041 pm

LAFIKA HOUSE | TO LET | MIDDEL STREET | BROOKLYN | PRETORIA

 **2749 m<sup>2</sup>**

LAFIKA HOUSE| 2,749 SQUARE METER OFFICE SPACE| TO LET| MIDDEL STREET| BROOKLYN| PRETORIA

**BACK UP POWER SUPPLY!**

The Lafika House is situated on Middel Street, Brooklyn.

The 2401 square metre Office is in a white box state which gives tenants the opportunity to turn this space into their own. This office unit comprises out of communal male/ female ablutions. The office is equipped with fibre connectivity for easy and fast internet access, air conditioning that will come in handy on those hot summer days and back-up power supply for when there are power shortages. The unit is completed with sizeable windows with blinds, allowing ample light to brighten up the office space and neatly carpeted floors. The building offers 24 — hour security, access-controlled entry and exits points, ample parking space for both tenants and clientele and great main road exposure creating the absolute best signage opportunity for your company. The Landlord is open to negotiations with regard to a Beneficial Occupation Period. The landlord also offers a tenant installation allowance, which is an allowance afforded to the tenant in order to fit out and...

**Gross Monthly Rental** R382,041 Ex Vat  
**Lease Period** 36 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	2749	<b>Security</b>	Yes
<b>Parking Bays</b>	10.0	<b>Air Conditioning</b>	Yes
<b>Title</b>	-	<b>Generator</b>	-
<b>Zoning</b>	Commercial	<b>Fibre</b>	-

## CONTACT US

Call the Officeplace Broker  
**Jean Coetzer**  
**Cell** No. 064 755 7331  
**Email** jean@officeplace.co.za

Call the Officeplace Branch  
**Pretoria**  
**Office** No. (012) 6440522  
**Email** infopta@aproperty.co.za

 <https://www.facebook.com/officeplace/>

