

13,500 pm

MENLYN CENTRAL FLEXI SUITE | DALLAS AVENUE |
MENLYN | PRETORIA

 **35 m²**

MENLYN CENTRAL FLEXI SUITE | 35 SQUARE METER OFFICE
SPACE TO LET | DALLAS AVENUE | MENLYN | PRETORIA

NO LOADSHEDDING — BACKUP GENERATOR!!

4-STAR GREEN RATED BUILDING WITH FULL BACK UP
POWER AND 48-HOUR BACKUP WATER

Menlyn is a booming commercial node situated within the East of Pretoria. This immaculate 35 square meter office suite is situated within Menlyn Central, a premium P-grade unique glass building, ideally situated within the prime commercial node of Menlyn Maine Precinct on the bustling Dallas Avenue. This pristine office unit has been fitted out, but also has space to be fitted and created according to the tenant's needs.

The unit comprises out of an open-plan office area, 2 communal boardrooms, with a communal kitchen area, and a balcony area. The unit features neat flooring and windows with blinds that allow natural light to pull thought the office. The unit has readily been equipped with central air conditioning as well as ready to go fibre connectivity for quick and convenient internet access. The landlord is willing to offer a tenant installation allowance and a beneficial Gross Monthly Rental of R16,500 Ex Vat

Lease Period Negotiable
Available From Immediately

Floor Size m²	35	Security	Yes
Parking Bays	-	Air Conditioning	Yes
Title	-	Generator	-
Zoning	Commercial	Fibre	-

CONTACT US

Call the Officeplace Broker

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