

# 35,064 pm

PRETJOLUM 3 BUILDING | FRANCIS BAARD STREET | PRETORIA

 **266 m²**

PRETJOLUM 3 BUILDING | 266 SQUARE METER RETAIL SPACE TO LET | FRANCIS BAARD STREET | PRETORIA

Pretjolum 3 Building is situated at 386 Francis Baard Street, based in the Booming Pretoria Central, Pretoria area. The C- Grade unit is on the Ground floor of the building. The 266 square metre working space is an open-plan space with a storeroom. The tenants can modify the unit in a way that would fit their requirements. The retail space is fitted with double doors, neat laminated flooring and large windows allowing natural light to brighten up the retail space.

Pretjolum 3 Building offers 24-hour security with access-controlled entrance and exit points. The Pretjolum 3 building offers great main road exposure, creating the absolute best signage opportunity for your company.

Pretjolum 3 Building is in close proximity to a variety of amenities such as grocery stores, retail outlets such as Centre Walk shopping Centre. It is close to a variety of colleges such as TUT, Tshwane College and Denver College, making it convenient for parents. Employees have easy access to Nelson Mandela Drive, N4 and N1 highways and of course Pretorius...

**Gross Monthly Rental** R35,064 Ex Vat  
**Lease Period** Negotiable  
**Available From** Immediately

|                      |            |                         |     |
|----------------------|------------|-------------------------|-----|
| <b>Floor Size m²</b> | 266        | <b>Security</b>         | -   |
| <b>Parking Bays</b>  | -          | <b>Air Conditioning</b> | Yes |
| <b>Title</b>         | -          | <b>Generator</b>        | -   |
| <b>Zoning</b>        | Commercial | <b>Fibre</b>            | -   |

## CONTACT US

Call the Officeplace Broker

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