

# 39,600 pm

Cresta Junction | Immaculate Office Space to Let in Randburg

 **400 m<sup>2</sup>**

Cresta Junction is a modern office park located in the heart of Cresta and easily accessible via Beyers Naude Drive. The office park is newly renovated, has a back-up generator, back-up water, 24-hour security and is fibre ready. The offices have aircons and great balcony with a view.

Open parking is R250 per bay per month, shaded parking is R350 per bay per month and basement parking is R450 per bay per month. A 2-months deposit plus surety is required, or a 3-months deposit is required. Rental is R99 per sqm excluding VAT and utilities. 3-year lease agreement. Tenant installation and BO will be provided. Exciting incentive on a 3-year lease: R76/m<sup>2</sup> on first 2-months rental. 1-months beneficial occupation. 3-months tenant installation. 8% escalation.

Cresta Junction is 2km's away from the N1 highway and in close proximity to various other amenities in the area.

**Gross Monthly Rental** R39,600 Ex Vat  
**Lease Period** 36 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	400	<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

Call the Officeplace Broker

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