

# 8,201 pm

Modern Office Space for Lease at 138 Kelvin Drive,  
Morningside Manor, Sandton

 **52 m<sup>2</sup>**

Network Space located at 138 Kelvin Drive, Morningside Manor, is available to let immediately. This 52.91m<sup>2</sup> ground-floor office suite offers a professional and functional workspace for businesses seeking convenience and comfort. The unit features spacious interiors with carpeted flooring, standard lighting, and ample natural light to create a bright and productive environment. Equipped with air conditioning, the space ensures year-round comfort for you and your team.

The rental is priced at R155/m<sup>2</sup> excluding VAT and utilities, with parking available at R850 per bay per month.

Morningside Manor is a well-established business hub, offering excellent connectivity and accessibility to major routes, including the M1 highway and Rivonia Road. The area is known for its secure and professional atmosphere, making it an attractive choice for businesses of all sizes. Nearby amenities include shopping centres, restaurants, and public transport options, ensuring convenience for both employees and clients. This prime location provides the perfect balance of work-life convenience, making it an ideal office space for professionals looking to...

**Gross Monthly Rental** R8,201 Ex Vat  
**Lease Period** 12 months  
**Available From** Immediately

<b>Floor Size m<sup>2</sup></b>	52	<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

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