

# 400m Office For Sale in Les Marais (3250000 R)



Location **Gauteng, Moot**  
<https://www.freeadsz.co.za/x-231613-z>



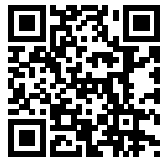
Centrally located Investment Property.

Zoned for office use. Currently being used as a recording studio.+- 800m <sup>2</sup> Stand already subdivided and rezone, needs a boundry wall or can use parking of other property.This building offers the following: +- 400m <sup>2</sup> under roof coverage. Entrance Hall1 x Boardroom with aircon9 x Offices of which four are air conditioned. 4 x Toilets ( 2 x Ladies, 1 men, urinal and wheelchair friendly toilet)Shower with basin.2 x Sound proof studios fully airconed1 x StoreroomKitchen with under counter oven and ample built-in-cupboards.Excellent security with electric gate and alarm system.Open parking bays with double carport.This property is +- 10 years old and in a prestige condition.Potential with unlimited possibilities to work for your type of business.Near all amenities and main routes.Situated in a quiet street. Call now and don't miss out on this opportunity. 072 073 5975 / 072 908



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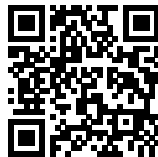
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