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### POA

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### Industrial Unit To Let in Glen Anil

Brand New unit to be built to spec in a modernized industrial warehouse facility situated in Glen Anil.

This unit will have the following:

- 1314m<sup>2</sup> Warehouse
- 216m<sup>2</sup> Office
- 36m<sup>2</sup> Ablutions
- 25m<sup>2</sup> Fire Escape
- Approximately 6m Height
- Parking Allocations
- Warehouse 1/100m<sup>2</sup>
- Office 2/100m<sup>2</sup>
- Ideally situated next to the N2
- Super Link accessibility via a ramp with turn circle on top
- Provisional fire sprinkler tank system available according to SANS 10287ED2 requirements
- 3 Phase power availability 300 amps
- Sizes available from 401m<sup>2</sup> to 1591m<sup>2</sup>

For more information or to view please contact Lee-Ann Albers. Your area specialist in the northern suburbs

### Features

**Zoning** Industrial

**Interior**

Power 3 Phase Yes

**Exterior**

Security Yes

**Sizes**

Floor Size 1,591m<sup>2</sup>  
Land Size 5,385m<sup>2</sup>  
Building Height 6m