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Web Ref DPC908



**R12,000,000**

Monthly Rates R10,721 Excl. VAT

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### Industrial property for sale in Kliprivier

This expansive heavy industrial property spans over 99,000 square meters, presenting exceptional development potential and a variety of opportunities for income generation. The site is perfectly positioned for the construction of multiple warehousing facilities, making it an attractive option for investors seeking a robust rental income stream.

The property's size and established infrastructure cater to large-scale industrial operations, offering a prime solution for owner-occupiers. Key features include a reliable three-phase electrical power supply, ample open space designed to facilitate heavy truck traffic, and a renovated office area comprising three offices that can accommodate up to eight workstations. Additionally, a

### Features

**Zoning** Industrial

**Interior**  
Power 3 Phase Yes

**Exterior**  
Open Parking Bays 10

**Sizes**  
Floor Size 400m<sup>2</sup>  
Land Size 99,776m<sup>2</sup>