

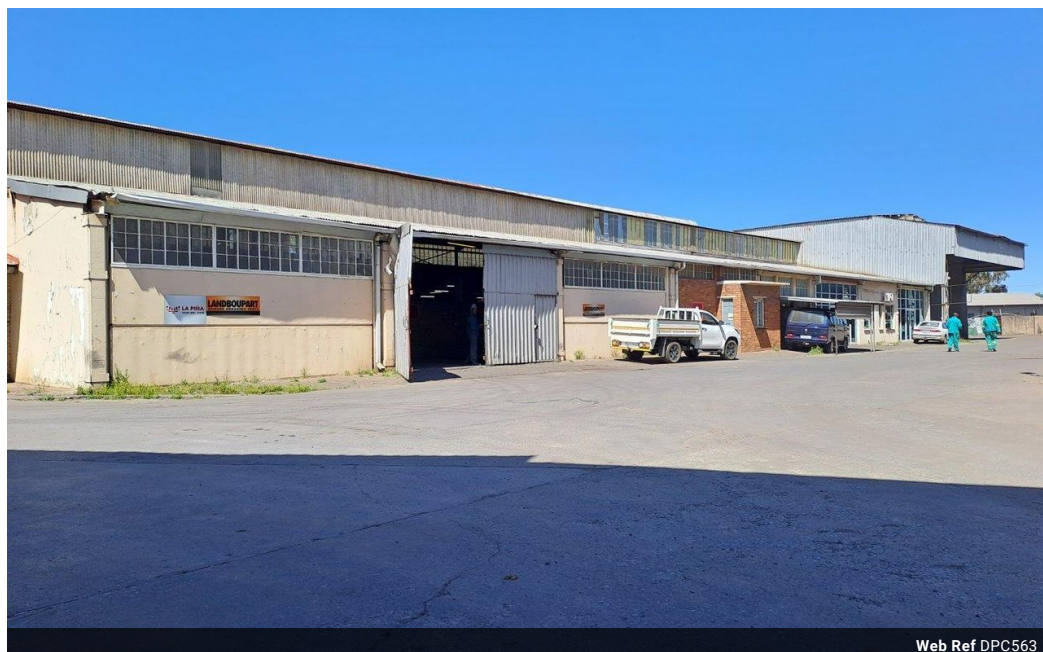


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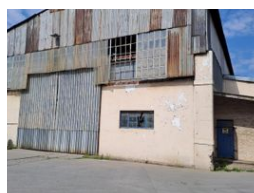
Contact Vereeniging

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18 Klipriver Drive  
Three Rivers  
Vereeniging



Web Ref DPC563



**R3,995,000**

Monthly Rates R12,985.7 Excl. VAT

0 5

### Large Warehouse available for Sale

Current tenants in occupation- to vacate by 1st April 2024

Sale is VAT applicable  
Extent 5055m<sup>2</sup>

- Property Includes:
- 2500 square meter workshop
  - 3 ton crane
  - Extended roof in middle section, high windows and interlink accessible double door
  - Two side storage areas with ample lighting
  - 1 x reception with own entrance and office- air conditioned
  - 1 x toilet
  - Kitchenette
  - Workshop ablution with tea room and change room
  - Three Phase Electricity
  - ample welding plugs

500 square meter adjoining workshop

### Features

**Zoning** Industrial

**Interior**

Power 3 Phase Yes  
Power Amps 100

**Exterior**

Open Parking Bays 5

**Sizes**

Floor Size 3,000m<sup>2</sup>  
Land Size 5,057m<sup>2</sup>

