



## 820m<sup>2</sup> Office For Sale

33 Strand Street, Cape Town City Centre

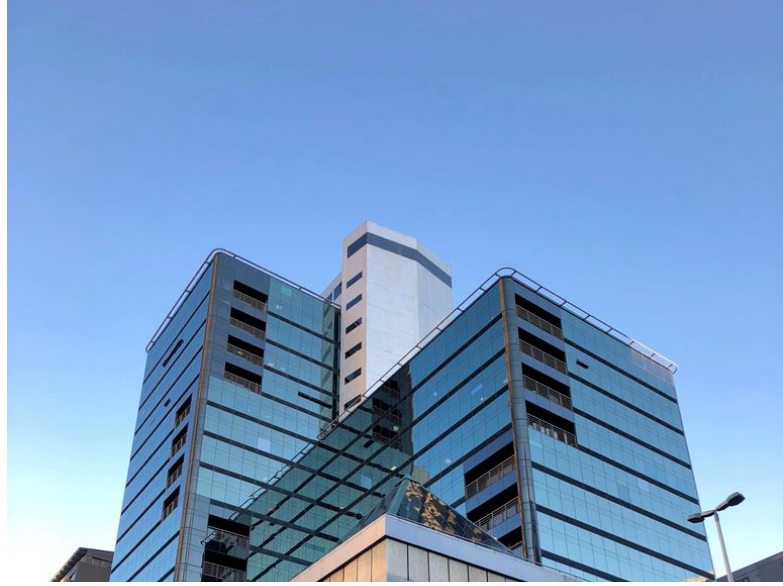
Price **R16,400,000 excl. VAT**

The popular Pinnacle building in Burg St, a close walk to the courts along St. Georges Mall, a pedestrianized Street in the Cape Town CBD. This modern 18-story high rise building showcases a striking continuous glass curtain exterior, exemplifying contemporary architectural style. The Pinnacle is on the hospital grid and to date has not suffered load shedding. Offering fibre Internet, backup power and water supply, airconditioning, 24-hour security and access Control with offsite CCTV monitoring. The Pinnacle building is a stones throw from Cape Town Station, and the Adderley MyCiti bus stop, and exits to the N1 / N2. Offering everything the Central City has to offer including Cafes and restaurants along St. Georges Mall, and nearby Long St. On site parking with overflow parking at the nearby Felix parkade.

The 8th floor is currently fully tenanted and showing a yield of approximately 9.5%. The 8th floor has beautiful...

|                     |                   |
|---------------------|-------------------|
| <b>Floor Size</b>   | 820m <sup>2</sup> |
| <b>Availability</b> | None              |

|                         |            |
|-------------------------|------------|
| <b>Security</b>         | No         |
| <b>Air Conditioning</b> | No         |
| <b>Type</b>             | Office     |
| <b>Title</b>            | None       |
| <b>Zoning</b>           | Commercial |



## CONTACT US



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