



## 272m<sup>2</sup> Office For Sale

1 Punters Way, Kenilworth

Price **R6,190,000 excl. VAT**

Set in the beautifully manicured Greenford Office Estate, over 230 sqm office property has a lot to offer. A 59sqm terrace overlooks a stunning wetland area enhanced by a spectacular mountain view. Ample parking for staff and visitors. Interior walls are dry-wall and the office space can be customised to suit the occupant's needs.

- Already installed fibre network with conduiting throughout.
- Top of the line air-conditioning system
- Walk in strong room
- Well-sized kitchen leading on to a terrace; perfect for a staff-break area.
- 11 exclusive-use open parking bays and 1 underground bay.
- Shared ablutions and a common reception area.

This building is easy on the eye and ready for business. The complex has 24/7 manned security with controlled access making for a very safe environment for all who enter. There is ease of access to all parts of greater Cape Town. The M5 is easily accessible as are the...

**Floor Size** 272m<sup>2</sup>

**Availability** None

**Undercover Parkings** 1

**Open Parkings** 11

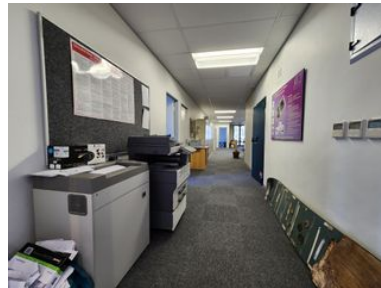
**Security** No

**Air Conditioning** No

**Type** Office

**Title** None

**Zoning** Commercial



## CONTACT US



**Anton Viljoen**

(021) 204 7218

0832268079

anton@portcommercial.com

Buitengracht Centre  
125 Buitengracht Street  
Cape Town

Disclaimer: Whilst every effort has been made to ensure the accuracy of the information contained herein, no liability can be accepted for any errors or omissions and the Tenant or Buyer is advised to verify the facts prior to making any offer to lease or purchase.

