

# PORT

COMMERCIAL PROPERTIES

## 284m<sup>2</sup> Office For Sale

31 Brickfield Road, Salt River

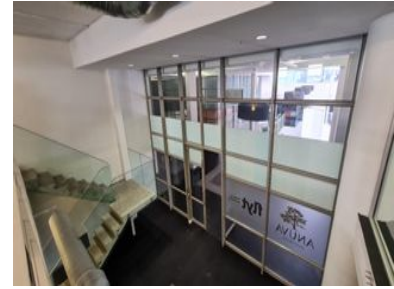
Price **R4,260,000 excl. VAT**

Upper East Side is a true mixed use development with residential, retail, office, and the amazing Hilton Double Tree Hotel. It has 24 hour security, and access control is excellent with security at the entrance, and regular patrols. The retail space includes groceries and fast food, Bootleggers and Woodstock Bakery are a 2 minute walk away. Very easy access to the N2 via Roodebloem road or the N1 via Church St, close to myCiti bus stop just below the main road. Parking bays are priced at R120,000 / bay plus VAT. The sale will attract VAT. Vacant occupation on transfer.

This office is accessed via the ground floor and has a mezzanine covering most of the floor. The shop front is double volume glass and aluminium giving the space quite an expansive open feel. The space has good natural light filtering in from the front and rear windows. On the ground floor the space features a reception area, a boardroom just opposite the...

Floor Size	284m <sup>2</sup>
Availability	None

Security	No
Air Conditioning	No
Type	Office
Title	Sectional Title
Zoning	Commercial



## CONTACT US



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