



**Phindile Kamase**  
067 064 8768  
phindile@upsideproperties.co.za

Contact Head Office

031 531 1103

11 Aubrey Drive  
Glenashley  
Durban  
4051



Web Ref CL2931



R74,705 pm

**Gross Monthly Rental** R74,705 Excl. VAT    **Monthly Levy** R1 Excl. VAT  
**Monthly Rates** R1 Excl. VAT

 13     9

429m<sup>2</sup> Office unit available TO LET in Glenwood, Durban

Upside Properties is pleased to offer this unit in the well-maintained, secure, and newly renovated Absa House in Glenwood.

Property Specifications:

- 429m<sup>2</sup> GLA
- R145/m<sup>2</sup> gross rental excluding VAT and utilities
- 22 secure parking bays added to rental
- 9 open bays and 13 basement bays
- secure guest parking available at no additional cost
- 24-hour security and CCTV
- 24-hour access
- generator
- after renovations of the 1st floor the unit will have 2 open-plan spaces, 2 kitchens, 2 sets of male and female ablutions, and a lobby/reception.
- beneficial occupation offered depending on the tenant's offer and requirements
- signage opportunity on busy Brand Rd
- building is anchored by ABSA Bank

## Features

**Zoning**    Commercial

### Interior

Air Conditioning    Yes

### Exterior

Security    Yes  
Covered Parking Bays    13  
Open Parking Bays    9

### Sizes

Floor Size    429m<sup>2</sup>