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Web Ref CL2950



R86,515 pm

**Gross Monthly Rental** R86,515 Excl. VAT    **Monthly Levy** R1 Excl. VAT  
**Monthly Rates** R1 Excl. VAT

 13     3

377m<sup>2</sup> Office unit available TO LET in La Lucia Ridge, Umhlanga

Upside Properties is pleased to offer this unit in a well-maintained and secure office park in La Lucia Ridge, Umhlanga.

Property Specifications:

- 377m<sup>2</sup> GLA
- R195/m<sup>2</sup> gross rental excluding VAT and utilities
- 16 secure parking bays added to rental (13 undercover & 3 open)
- Secure guest parking available at no additional cost
- 24-hour security and CCTV
- 24-hour access
- The unit is currently fitted out. The tenant can turn the whole office into a shell/white box and fit it out as desired.
- T.I. Allowance and/or beneficial occupation offered depending on the tenant's offer and requirements

Upside Properties specializes in commercial and industrial property in Greyville, Morningside, Musgrave, Windemere, Umgeni,

## Features

**Zoning**    Commercial

**Interior**  
Air Conditioning    Yes

**Exterior**  
Security    Yes  
Basement Parkings    13  
Open Parking Bays    3

**Sizes**  
Floor Size    377m<sup>2</sup>