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Commercial & Industrial

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Unit A9 Spearhead Business Park

Montague Drive

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Western Cape South Africa



Web Ref CL1793



R285 per m<sup>2</sup>

Gross Monthly Rental R206,625 Excl. VAT

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Office TO LET In Junxion Park (Block 1), Century City

Junxion Park is a new commercial development strategically situated in the highly sought-after Century City, providing flexible office spaces with fantastic amenities available in the area. This development is planned to release within the first quarter of 2025.

Junxion Park offers spacious office space with an abundance of light and the potential to install pristine finishes that suit your businesses' needs. This is a ground floor unit.

Pricing information:

Offices priced at R285 per m<sup>2</sup> (excluding VAT)

TI allowance / m<sup>2</sup> (from white box)

Parking bays (3.4 bays per 100 m<sup>2</sup>) @ R1500 per basement bay, R850 per open bay

This park features:

- Abundance of public transport facilities in the area
- High speed wifi available and free wifi hotspots in the park.
- Security via access control and CCTV surveillance

Features

**Zoning** Commercial

**Exterior Security** Yes

**Sizes Floor Size** 725m<sup>2</sup>