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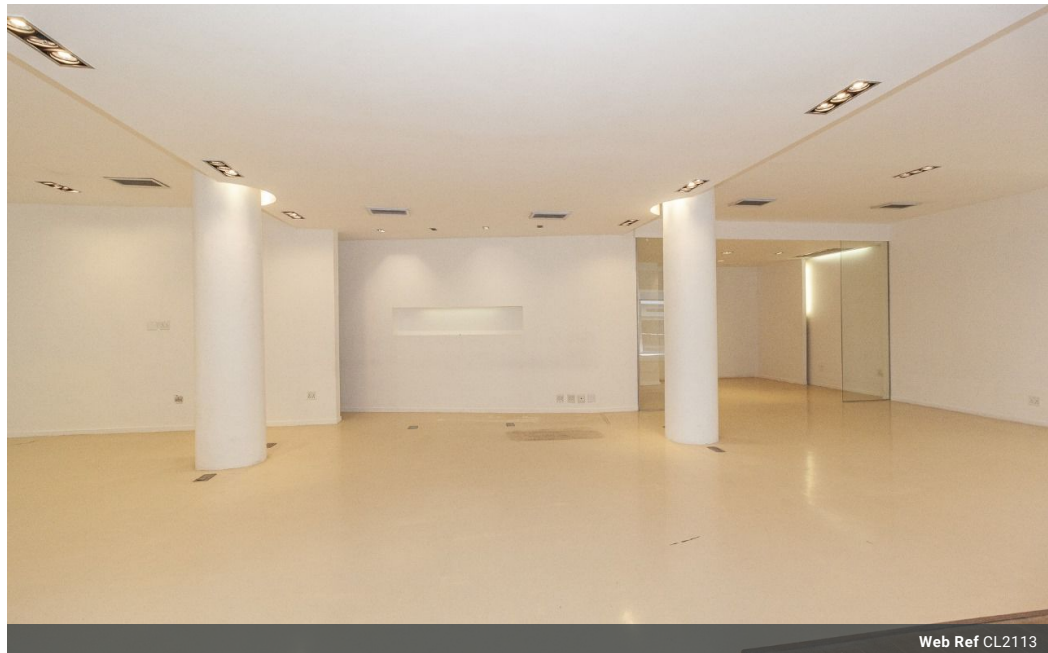
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Unit A9 Spearhead Business Park

Montague Drive

Montague Gardens, 7441

Western Cape South Africa



Web Ref CL2113



R250 per m<sup>2</sup>

**Gross Monthly Rental** R78,000 Excl. VAT

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### Prime Retail/Showroom Space To Let

Available Immediately

Don't miss out on this exceptional opportunity to lease a prime retail or showroom space located in one of Cape Town's most vibrant and high-traffic areas. Situated at 30 Waterkant Street, this retail space offers unparalleled visibility, making it an ideal location for businesses looking to capture the attention of both foot and vehicle traffic.

With its open-plan design and large display windows, this space is perfect for a range of retail or showroom uses. Whether you're a fashion brand, gallery, or any business looking to showcase products, this location has the ideal setup to maximize exposure.

**Key Features:**

~ Spacious Open-Plan Layout: The expansive open floor area provides flexibility for a variety of retail and showroom configurations.

### Features

**Zoning** Retail

**Interior**

Air Conditioning Yes

**Exterior**

Security Yes

**Sizes**

Floor Size 312m<sup>2</sup>