

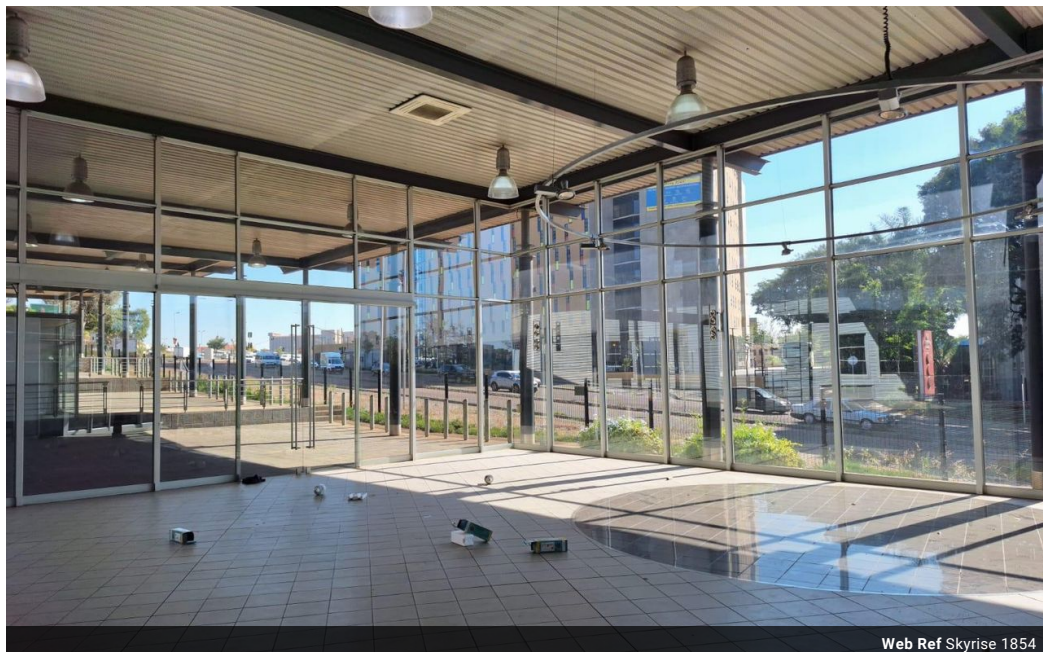


Gerhard Venter
076 905 5519
gerhard@skyriseproperties.co.za

Contact Head Office

011 268 2681

First Floor
Masingita House
41 West Street, Houghton Estate
Johannesburg



Web Ref Skyrise 1854



R55,000,000

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For Sale 5,322 sqm New & Second-Hand Motor Showroom with a Mechanical Workshop in Pretoria

This property is situated on a main access road in the area known as Fountains and is easily accessible from the N1 Ben Schoeman Freeway, the R21 Highway, as well as other main arterial roads leading through Pretoria.

The property used to serve as Mercedes-Benz dealership and has a modern design and construction comprising of aluminium, steel, and glass in the showroom sections of the development.

The property comprises of a main enclosed showroom with first floor offices and three open showrooms each with their own sales office.

A workshop is located in a double-volume building with basement parking. The workshop floor is tiled and has a ground toe eaves height of approximately 6 meters high in order to accommodate the 15 fitted car lifts. Fitted airlines and a compressor is present in

Features

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|------------------|------------|--|-----------------|-----------------|---------------------|
| Title | Freehold | | | Sizes | |
| Zoning | Commercial | | | Floor Size | 5,322m ² |
| Interior | | | Exterior | Land Size | 9,734m ² |
| Air Conditioning | Yes | | Security | Building Height | 12m |
| Power 3 Phase | Yes | | | | |

Extras

Covered Parking Conference Room 24 Hour Access Guard House Totally Fenced Backup Generator

