

LINBRO WEDGE

BUSINESS PARK

FOR SALE / TO LET

WAREHOUSE /
COMMERCIAL UNITS

312m² - 370m²



ARTIST'S IMPRESSION



CONSTRUCTION PROGRESS



PROUDLY MARKETING BY

API
property group

011 234 1144

HANRI

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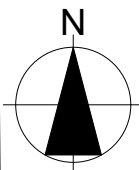
**FOR SALE /
TO LET**
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SITE PLAN



AREA SCHEDULE	
MINI - WAREHOUSES	33 @ 340m ² = 11 220m ²
105m ² - GUARD HOUSE	
11 325m ² - TOTAL AREA	
10 212m ² - TOTAL GLA	
17 665m ² - SITE AREA	
41% - COVERAGE	
0.6 - FAR	



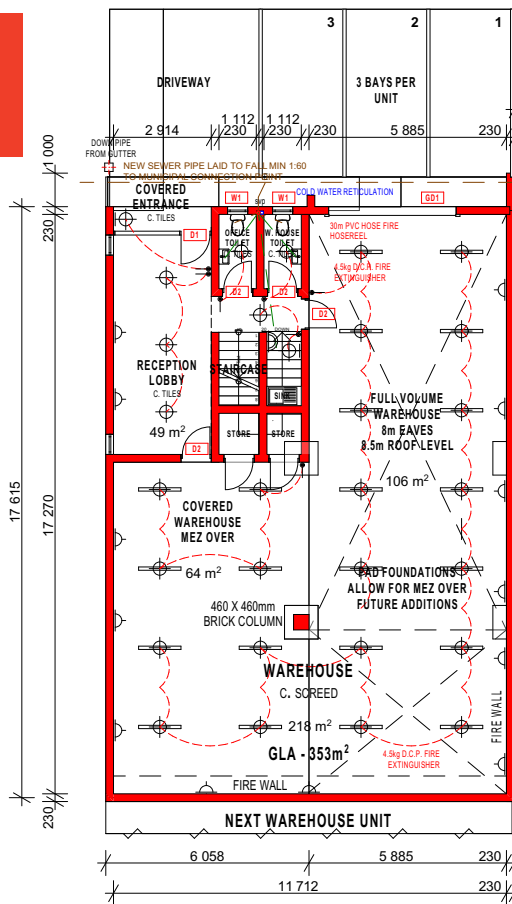
PARKING BAYS REQUIRED
 REQUIRED - 102 BAYS
 PROVIDED - 105 BAYS
 RATIO @ 1 BAYS / 100m²



FIRST ROAD
 9.46m

ROADWAY

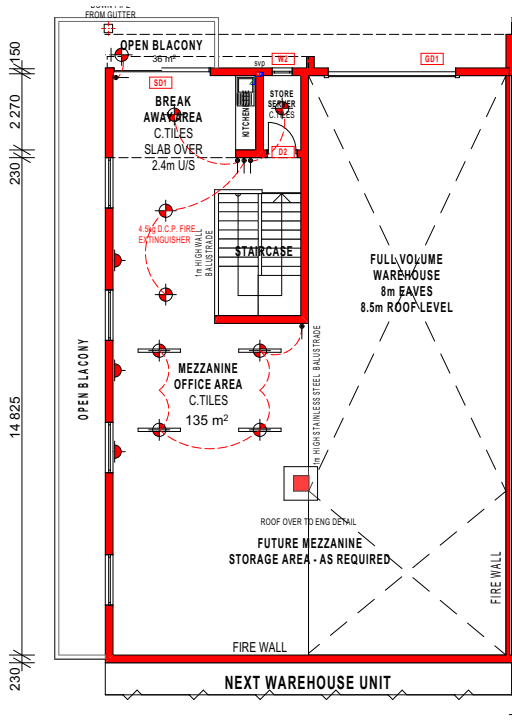
FLOOR PLAN



GROUND FLOOR PLAN

SCALE 1:75

Type E



FIRST FLOOR PLAN

SCALE 1:75

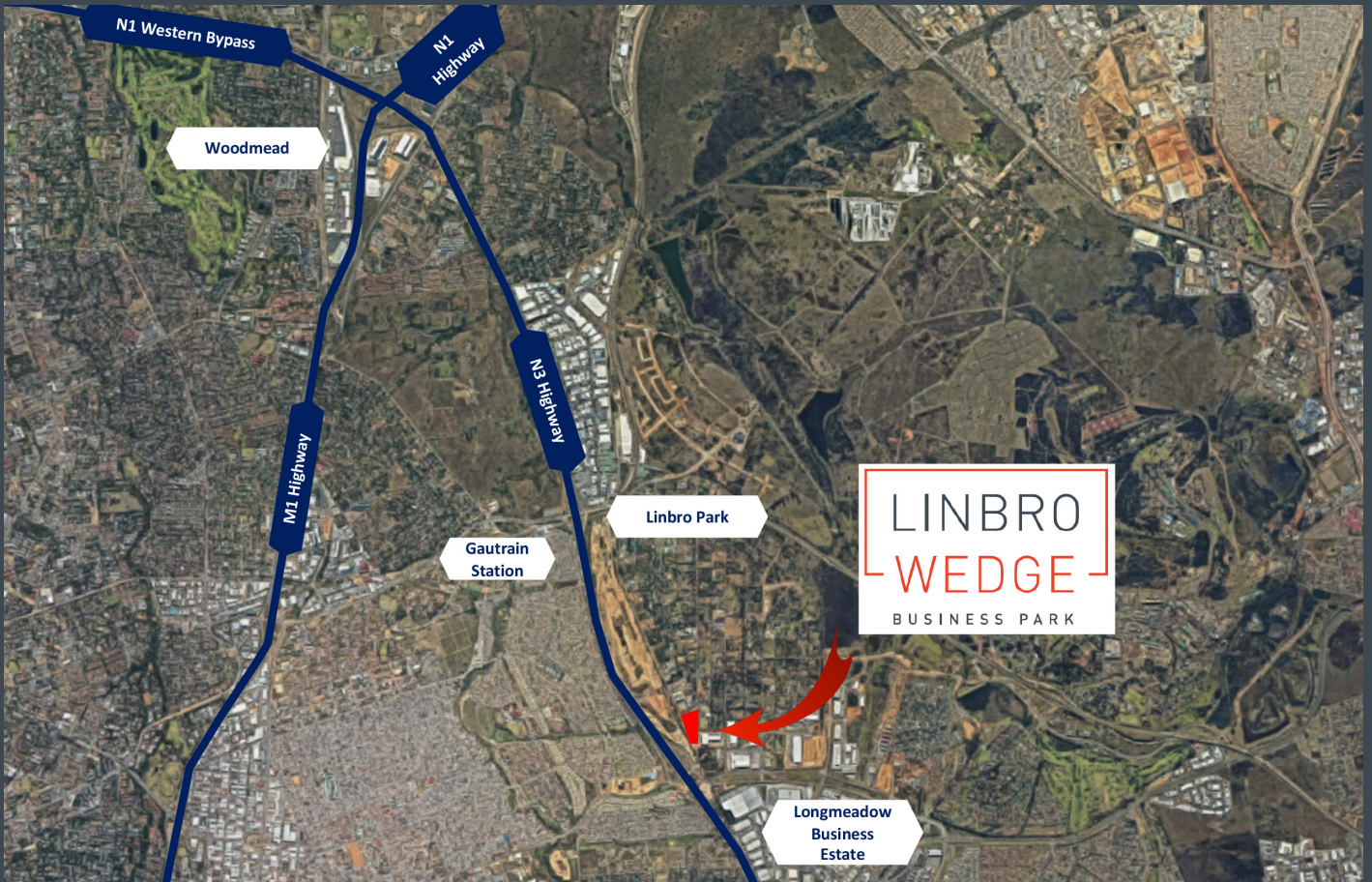
Type E

PRICE LIST AS @ 1 JUNE 2019

UNIT	SIZE	SALE PRICE	RENTAL PRICE
1	364m ²	R3 967 600,00	R27 300,00
2	319m ²	R3 477 100,00	R23 925,00
3	322m ²	R3 509 800,00	R24 150,00
4	333m ²	R3 629 700,00	R24 975,00
5	329m ²	R3 586 100,00	R24 675,00
6	312m ²	R3 400 800,00	R23 400,00
7	338m ²	R3 684 200,00	R25 350,00
8	358m ²	R3 902 200,00	R26 850,00
9	370m ²	R4 033 000,00	R27 750,00
10	340m ²	R3 706 000,00	R25 500,00
11	321m ²	R3 498 900,00	R24 075,00
12	338m ²	R3 684 200,00	R25 350,00
13	342m ²	R3 727 800,00	R25 650,00
14	329m ²	R3 586 100,00	R24 675,00
15	353m ²	R3 847 700,00	R26 475,00

*All amounts exclude VAT





PROUDLY MARKETED BY



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All information and specifications are correct at the time of publication and are subject to changes as may be required and shall not form part of an offer or contract. All plans are subject to any amendments approved by the relevant authority. Renderings and illustrations are artist's impressions only and cannot be regarded as a representation of facts.