



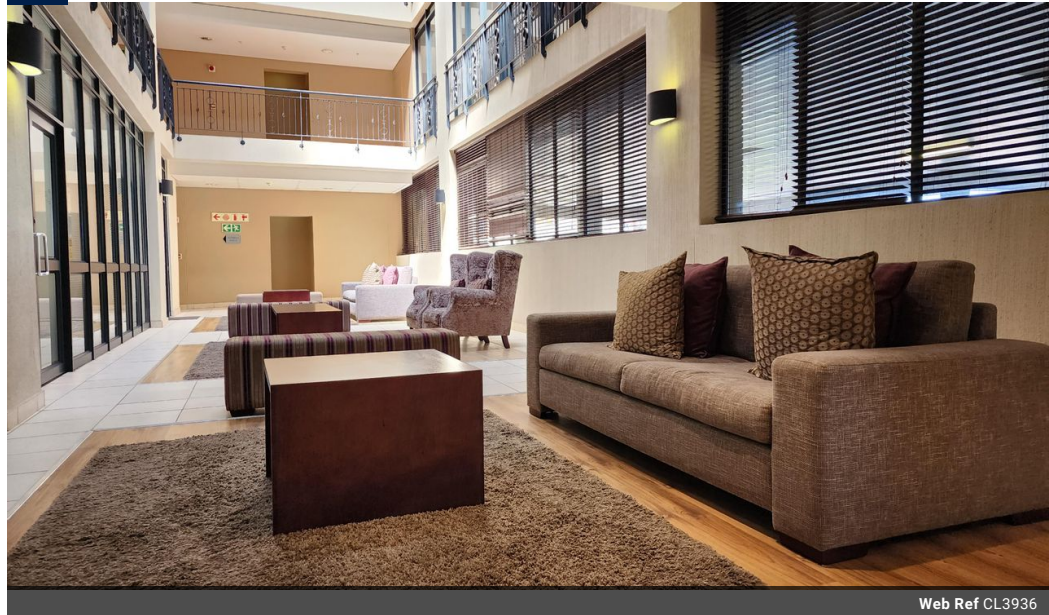
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134 Edward Road  
Belville  
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NEW



Web Ref CL3936



R145 per m<sup>2</sup>

**Gross Monthly Rental** R31,175 Excl. VAT

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## COMMERCIAL OFFICES TO LET NEAR TYGERVALLEY

AVAILABLE NOW!

The Modena Building is situated in the mixed-use Bella Rosa Village in Tygervally. This building has desk security with stylish lounge area on the ground floor and controlled access. There is good visibility to Durban Road with great signage opportunities. The building has 24-hour access and accessible to all main roads in the area. The Office space presents, Reception area & waiting room; 2 x open plan space with two enclosed offices and boardroom with a store room/dwos and convenient kitchenette.

Parking:  
Basement: R1000/bay excl vat  
Open : R750/bay excl vat

## Features

<b>Building Name</b>	Modena Building
<b>Zoning</b>	Commercial
<b>Sizes</b>	
Floor Size	215m <sup>2</sup>

