



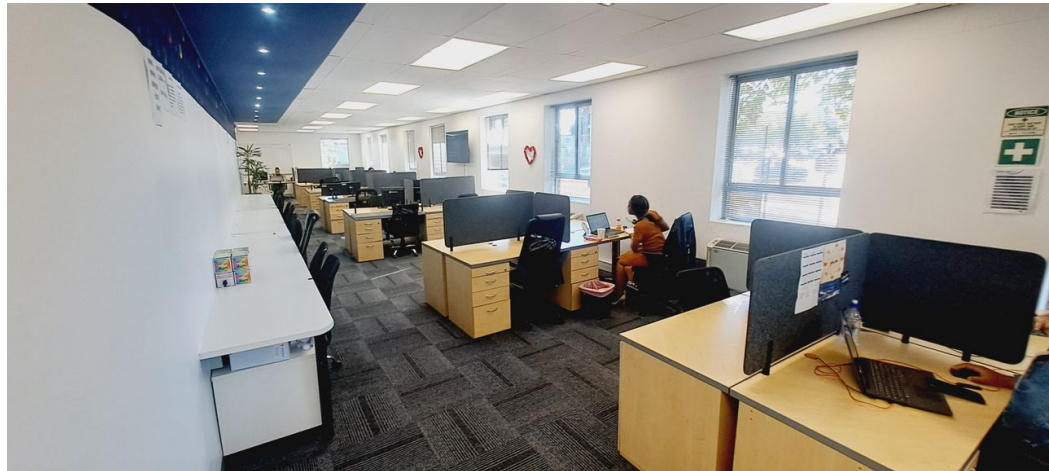
**Wendy Worthington**  
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Contact Harcourts Dunn

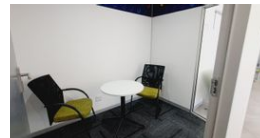
021 8212237

134 Edward Road  
Belville  
CapeTown  
7550

NEW



Web Ref CL3966



R145 per m²

Gross Monthly Rental R140,795 Excl. VAT

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## LARGE TRAINING CENTRE AVAILABLE TO LEASE

LARGE TRAINING FACILITY TO LET IN TYGERVALLEY AREA - CENTRAL

TI ALLOWANCE: 1 MONTH/YEAR (3 year lease)

Seize this opportunity now! This immaculate and well-maintained training facility is available for lease and is move-in ready.

Check out the floor plan! The space is uniquely designed in a triangular layout, featuring a private outdoor courtyard for your exclusive use. Conveniently located within walking distance of Tygervalley Centre and Intercare, and surrounded by other commercial properties.

### KEY FEATURES OF THIS FACILITY:

- Reception area
- Lecture hall
- 6 conference rooms
- 2 boardrooms
- 3 spacious open-plan workstations
- 2 kitchens
- 1 large canteen

## Features

**Zoning** Commercial

### Sizes

Floor Size 971m²

