



Yusuf Essa  
0825952242  
ceo@choprop.com


Contact Choprop Sales

012 6534444

146 Willem Botha Street  
Wierda Park  
0157



## AUCTION

 0  0

PRIME COMMERCIAL PROPERTY IN THE HEART OF LAUDIUM ON AUCTION.

Prime commercial property situated in the heart of laudium presents a retail and industrial building with an office component. currently tenanted with month-to-month leases. Only 30% is currently occupied with a rental income of approximately R48 000.00 per month (ex-vat). current income potential for the property is approximately R250 000.00 per month should building be fully occupied. Redevelopment opportunity also exists should the property be converted into a mixed use building on levels 2,3 & 4 for

### Features

<b>Title</b>	Freehold
<b>Zoning</b>	Commercial
<b>Sizes</b>	
Floor Size	2,970m <sup>2</sup>
Land Size	1,643m <sup>2</sup>