



19BOLT AVENUE MONTAGUE GARDENS

INDUSTRIAL PROPERTY

INTRODUCTION

DESCRIPTION

The Property comprises a well, appointed office block of approximately 495m² with warehouse facility of approximately 4141m², totaling 4636m² on a site of 16,130m². The property is fenced and the yard and parking is a concrete hardstand. The property has a raised floor with dock levelers. The internal height is 6 to 8 metres high and fully sprinklered

LOCATION

The subject property is well located at 19 Bolt Avenue. Montague Gardens is an extremely popular industrial area, being central to Cape Town and Bellville and with good access to the

major road systems in the greater metropolitan area. This central location is proven by the low vacancy in the area as well as the high rentals being achieved.

AERIAL VIEW& LOCALITY



ADDITIONAL PHOTOGRAPHS

