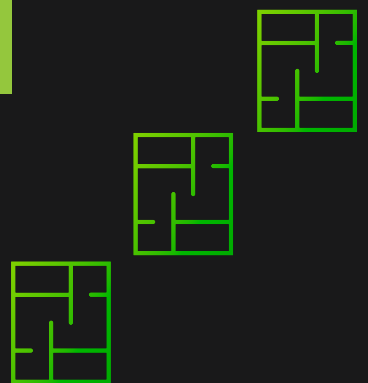




SPACEPERKS

REIMAGINE YOUR WORKSPACE

11 Naivasha Road



WHY CHOOSE SPACE PERKS?

REIMAGINE YOUR WORKSPACE

It's simple to finalise a deal with our latest tenant incentive campaign! We've eased the process, allowing tenants to access outstanding office space in prime locations. This setup enhances team collaboration and provides an inspiring environment for working together, ultimately benefiting the bottom line.

We offer **3 or 5 year deals**, each with their own unbeatable incentives

Refer to our terms and conditions for more information



**1 MONTH
BENEFICIAL OCCUPATION**



**3 MONTHS
TENANT INSTALLATION**



**R69 / SQM FOR
THE FIRST 2 MONTHS**



**8% LEASE
ESCALATION**



**FROM R99 PER
SQUARE METRE**

Applicable only to
suites
over 200m²

**BASED ON A 3 YEAR LEASE.
ENQUIRE ABOUT OUR 5 YEAR LEASE OPTION.**

11 NAIVASHA ROAD - BLOCK B

Prime Office Space in Sunninghill

Situated in the vibrant suburb of Sunninghill, this recently renovated property offers a modern and energy-efficient workspace designed to meet the needs of today's businesses. With upgrades to both the interior and exterior, the building ensures a comfortable and sustainable environment, complemented by reliable backup water supply for uninterrupted operations.



Location Highlights

- **Strategically Positioned** - Located close to major highways including the N1 and R55, providing easy access to Johannesburg CBD, Sandton, and surrounding business districts.
- **Shopping & Retail** - Within easy reach of popular shopping destinations such as Sunninghill Shopping Centre, Boulders Shopping Centre, and The Core, offering a variety of retail, dining, and service options.
- **Convenient Amenities** - Close to banks, pharmacies, cafés, and gyms including Virgin Active, ensuring staff and visitors have everything they need nearby.
- **Backup Water Supply** - Equipped with backup water to maintain consistent operations regardless of municipal supply interruptions.
- **Sustainable Upgrades** - Renovations focused on enhancing energy efficiency contribute to reduced operating costs and a greener footprint.





FIBRE



WATER TANK
BACK UP



LED LIGHTING



SECURITY ACCESS

Nearby Attractions

- **Corporate & Business Hubs -**

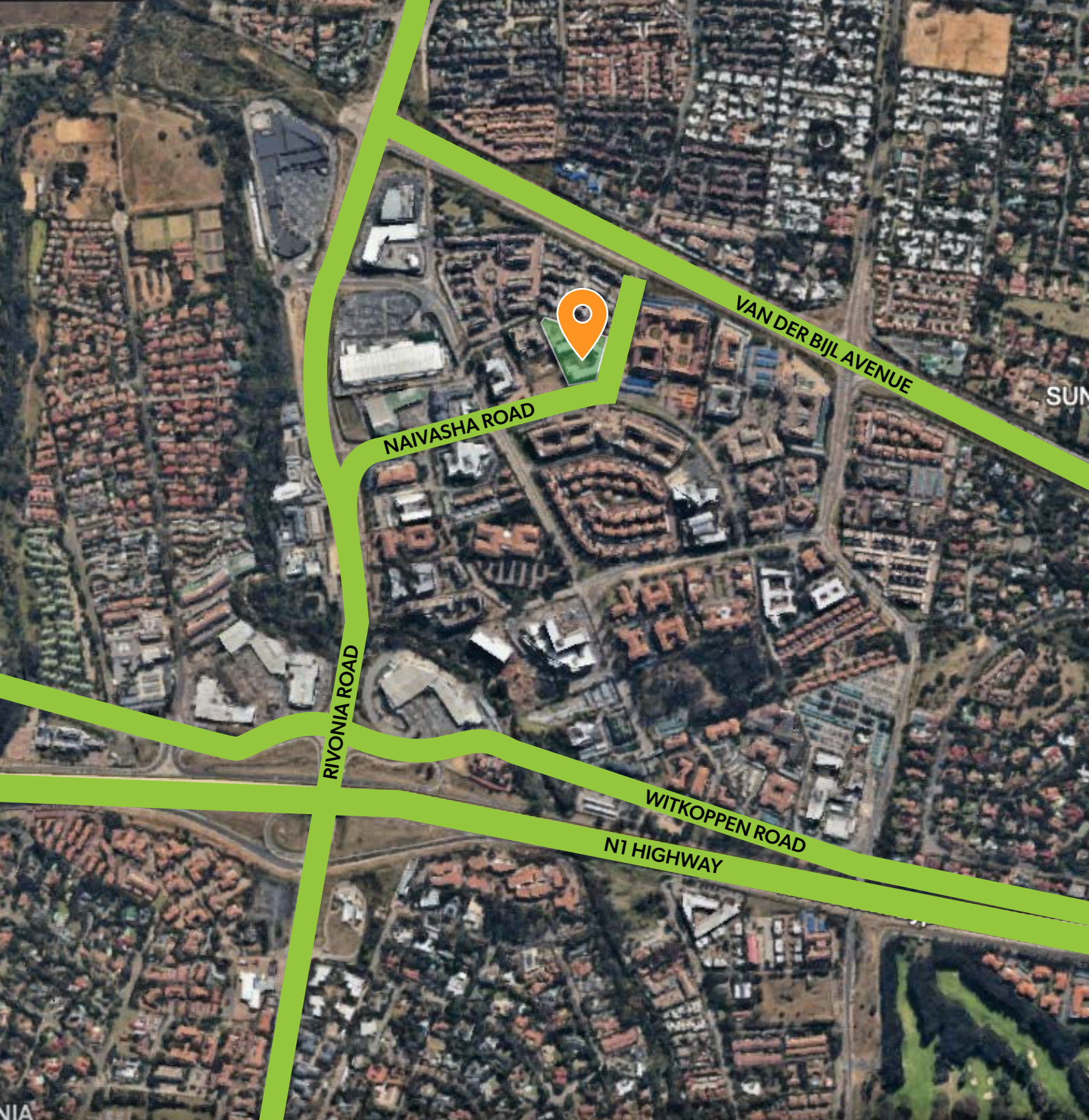
Minutes from Sandton and Rivonia, connecting you to key financial and commercial centres.

- **Shopping Facilities** - Within walking distance to popular retail centers such as Sunninghill Shopping Centre, The Square Shopping Centre, Chilli Lane and Chilli Lane on Top Centre, offering a wide range of stores and services.

- **Medical Services** - Close to Netcare Sunninghill Hospital and pharmacies, ensuring quick access to healthcare needs.

This Sunninghill property combines a prime location with modern, efficient facilities—providing a professional and convenient workspace tailored to your business needs.





SUNNINGHILL, SANDTON

CONTACT DETAILS

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FIELDSPACE
PROPERTY GROUP