

36 Gazelle Close

 Corporate Park South, Midrand

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Practical Single-Tenanted Offices in Corporate Park South, Midrand.

Located within the ever-popular Corporate Park South business hub, 36 Gazelle Close offers practical and efficiently laid out office space in a secure and professionally maintained environment. Home to a single tenant, this well-positioned property provides excellent accessibility, quality surrounding infrastructure, and proximity to major transport routes, making it ideal for businesses seeking a functional and professional corporate address in Midrand.

Property Features

- **Single-Tenanted Office Building** – Exclusive occupancy provides operational flexibility, privacy, and strong branding opportunities.
- **Practical Office Layout** – Efficiently designed office spaces supporting productivity, collaboration, and day-to-day business operations.
- **Secure Business Environment** – Located within a well-managed business park known for its safe surroundings and professional atmosphere.
- **Well-Maintained Premises** – Attractive landscaped surrounds and maintained infrastructure contribute to a positive working environment.
- **Established Corporate Hub** – Situated among numerous blue-chip businesses within the sought-after Corporate Park South precinct.
- **Professional Corporate Setting** – Ideal for businesses seeking a central and accessible office location within a recognised business node.

Location & Accessibility

- **Prime Midrand Position** – Centrally located between Johannesburg and Pretoria with convenient access to surrounding commercial areas.
- **Excellent Highway Connectivity** – Easy access to both the N1 highway and R101 supports efficient commuting and business travel.
- **Strategic Business Location** – Positioned within one of Midrand's established office and business precincts.

- **Accessible Road Network** – Well connected via major arterial routes serving Midrand and surrounding commercial nodes.
- **Convenient Retail Access** – Located near Corporate Park Corner, providing immediate access to essential retail and convenience amenities.

Nearby Amenities & Attractions

- **Retail Convenience on Your Doorstep** – Close to Corporate Park Corner, anchored by SPAR, offering grocery, dining, and everyday convenience services.
- **Restaurants & Cafés** – Nearby takeaway outlets, cafés, and dining options support staff and client convenience.
- **Public Transport Accessibility** – Accessible public transport routes support convenient commuting for employees and visitors.
- **Accommodation Options** – Hotels and guesthouses nearby provide lodging for traveling staff and business visitors.
- **Thriving Business Community** – Surrounded by established corporate and blue-chip tenants within a recognised business environment.

Total GLA: 1 344m²

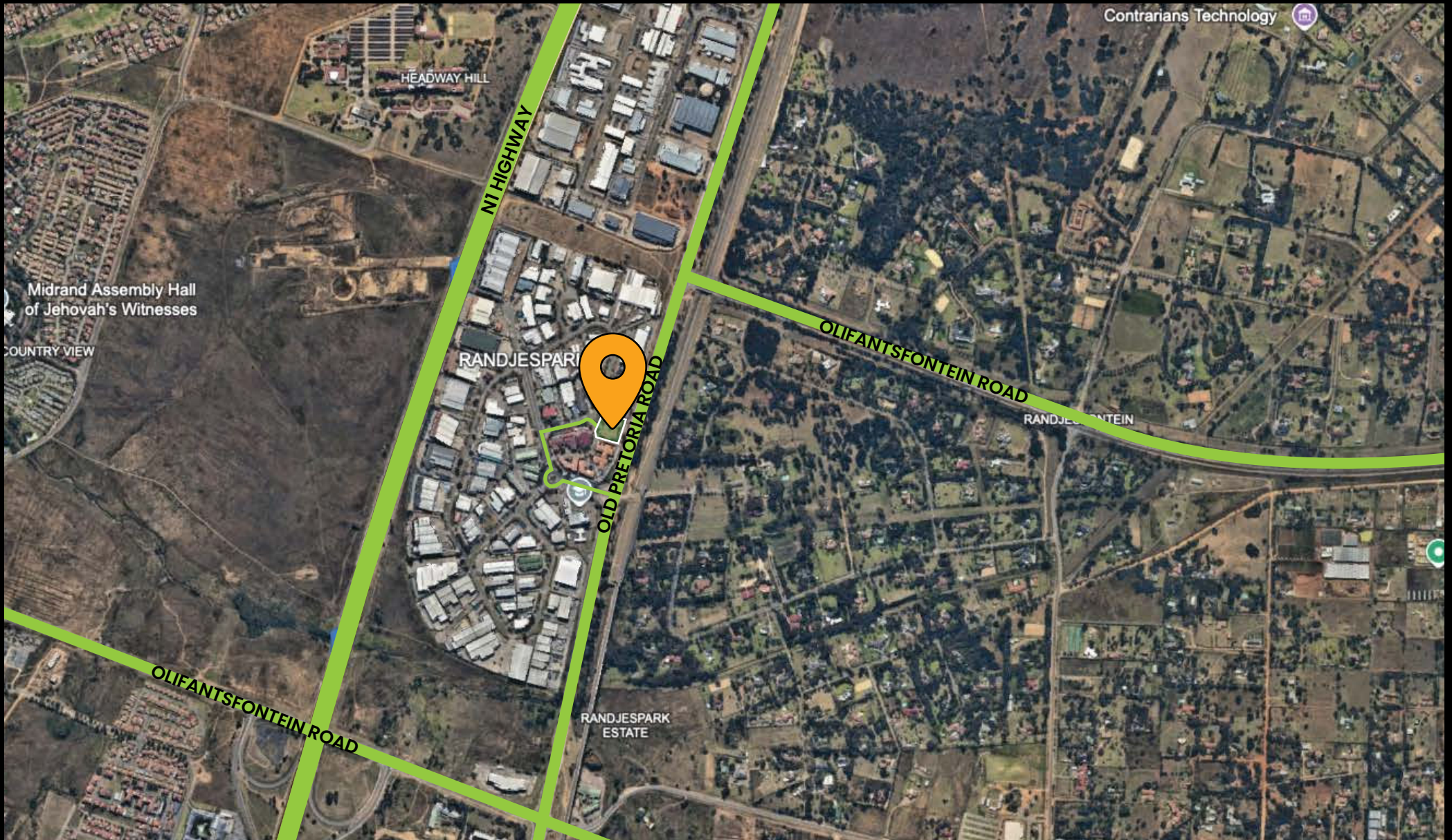
- **Offices:** 1 344m²
- **Storage:** -
- **Balconies:** -

Parking Bays 55

Back-up Water No

Back-up Power No

Fibre Availability Yes



LOCATION