

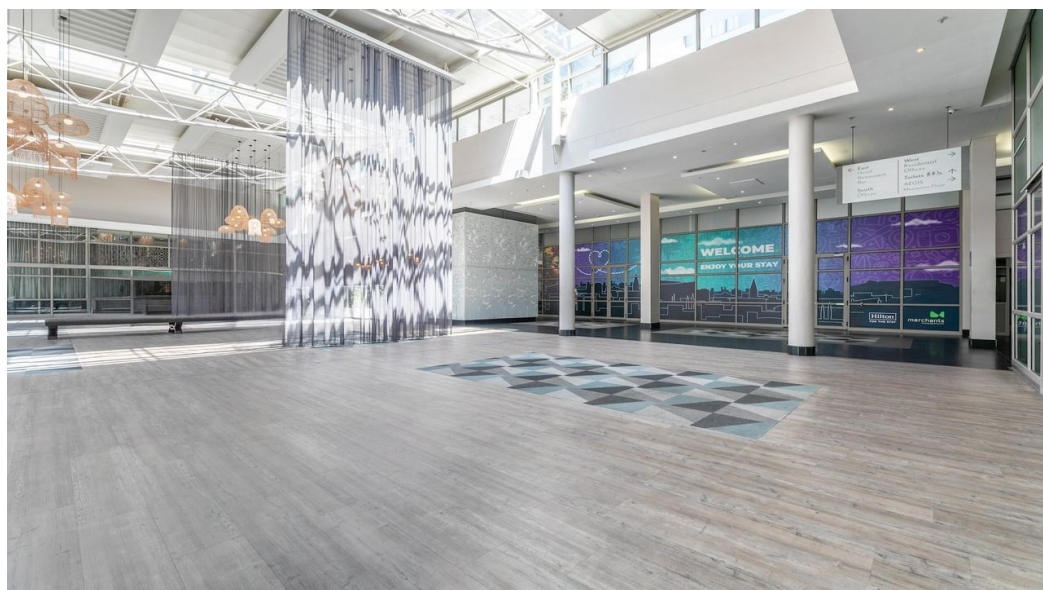


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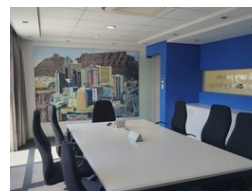
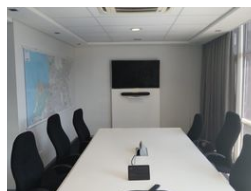
Contact Cape Town Atlantic  
Seaboard & City Bowl

021 434 8755

106 Old Cape Quarter Building, 72 Waterkant  
Street, De Waterkant,  
Cape Town 8001



Web Ref CACB-6163



R12,000,000



1,209m<sup>2</sup> Office For Sale in Salt River

OFFICE FOR SALE 5TH & 6TH FLOOR / DOUBLE TREE HILTON HOTEL / SALT RIVER

This location is a mixed use development with residential, retail, office, and the amazing Hilton Double Tree Hotel. It has 24 hour security, and access control is excellent with security at the entrance, with regular patrols. The office space is fitted out on two floors (5th and 6th). Very easy access to the N2 and all major highways. Offices includes 30 parking bays.

The building is managed by a well funded body corporate who put your needs and wants first. The precinct consists of several vibrant commercial and retail sections, and 240 residential sectional title units.

Price: 1,209m<sup>2</sup> @ R10,000/m<sup>2</sup> = R12m + VAT

Parking: 35 bays @ R75,000 = R2,625m + VAT

Features:

## Features

**Zoning** Commercial

### Interior

Air Conditioning Yes

### Sizes

Floor Size 1,209m<sup>2</sup>  
Land Size 1,209m<sup>2</sup>