



BUSINESS REPORT

Date: **31st July 2025**

Business Reference: **33955**

About the Business:

Vacant property for light industry near Rosslyn

The property is in a area earmarked for light industries. Size 1,05 hectare with good stable soil for foundations. Access to High way and provincial roads nearby.

Vacant property for light industry near Rosslyn



Sector: **Property**

Asking Price:

R **1,650,000**

Monthly Profit:

R **13,300**

Asset Value:

R **1,650,000**

Stock Value:

R **0**

Yearly Net Profit :

R **159,600**



Business Report

What are the main assets of the business?

The main asset is the one hectare vacant land in Klerksoord industrial area.

Strengths?

The property is ideally situated near main roads in this area earmarked for a formalized industrial development.

The Buyer can plan and develop its owns needs.

There is no clay on the site .

The surrounding sites has already been developed.

Weaknesses?

The roads are not currently not tarred , but Tshwane municipality has plans to upgrade the roads and stormwater.

Opportunities?

Developing the property will add value and capital growth.

What is the reason for the sale?

The Owners wants to consolidate their businesses.