

business
for sale



Date: **7th July 2026**

Business Reference: **37909**

About the Business:

Fully Let Mixed-Use Commercial Investment Opportunity | GLI: R2 977 978 per annum

Fully let mixed-use commercial investment property Gross Lease Income of R2 977 978 per annum Entire income profile structured on a triple-net lease basis Office GLA of 2 550 m² Warehouse GLA of 880 m² Total approximate GLA of 3 430 m² Diversified income stream from office and warehouse components 100kW solar power system installed Secure site with palisade fencing and automated gate access

Prominent corner position within Vanderbijlpark Well suited to office, storage and light industrial users
Immediate yield supported by an established tenancy profile

Fully Let Mixed-Use Commercial Investment Opportunity | GLI: R2 977 978 per annum



Sector: **Property**

Asking Price:

R 22,000,000

Monthly Profit:

R 248,165

Asset Value:

R 0

Stock Value:

R 0

Yearly Net Profit :

R 2,977,978