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773m² Industrial Yard For Sale in Bellville South Industria



Web Ref CL78



R6,950,000

Monthly Levy R60,084 Excl. VAT

Monthly Rates R2,091 Excl. VAT

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773m² Industrial Yard For Sale in Bellville South Industria

Discover a prime investment opportunity at Triangle Farm in Cape Town, featuring a substantial 773m² warehouse leased to a dependable long-term tenant. This well-maintained industrial property delivers a solid 9% yield, translating to an annual net income of approximately R590,000. The secure lease arrangement provides investors with a stable income and reduced vacancy risks, making it an ideal low-maintenance asset within a thriving industrial hub. Its strategic location ensures consistent demand and offers peace of mind for those seeking reliable cash flow from their investment.

Located in the highly sought-after Triangle Farm industrial node, this property benefits from excellent connectivity to major

Features

Zoning Industrial

Exterior

Security Yes

Sizes

Floor Size 773m²

Land Size 773m²