

PRELIMINARY RENTALS CONDITIONS:

- 1 visitor parking bays are available at no charge to the building as a whole
- 2 undercover parking bays available as per the rate card
- 3 Included is a security guard from 17h00 till 08h00
- 4 included is a receptionist in the lobby from 8h00 till 17h00
- 5 includes airconditioning
- 6 includes office lighting
- 7 a basic cabling infra structure is provided consisting of CAT 6 cable
- 8 for a more advanced cabling infrastructure we need to do a needs analysis and quote accordingly
- 9 there is a basic drywalling budget available which will be determined by the length of the lease
- 10 no charge for terraced areas
- 11 rent escalation at 9% per year
- 12 if there are rates and taxes increase rent will increase proportionally
- 13 water to be charged pro rata per percentage quefficiency (PQ)
- 14 Includes large terraces
- 15 CCTV