

Second Floor, Nordic Park 1

15 BOUNDARY ROAD

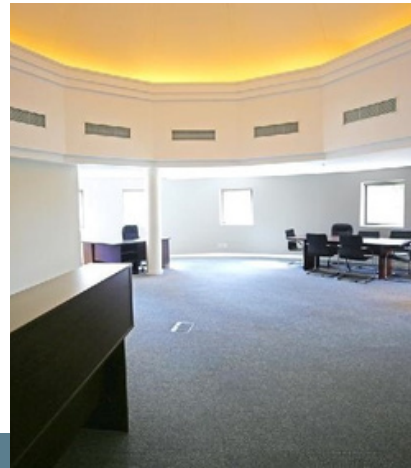
Century City, Cape Town



NORDIC LIGHT
PROPERTIES

D16 Westlake Square, Westlake Drive, Tokai ZA
021 701 5636 | info@nordiclight.co.za | www.NordicLight.co.za

About the Property



Nordic Park is an A-grade commercial building situated on the corner of Bridge Street and Boundary Road in Century City. This unique unit, with its dome-shaped ceiling, situated on the top floor has all the necessary facilities and plenty of windows to enhance the natural sunlight and fresh air. The unit boasts a fitted kitchenette, in-unit bathroom, air-conditioning, network points and private access.

Century City has emerged as one of the leading developing hubs for business, lifestyle and entertainment purposes in Cape Town. This booming business hub and community is surrounded by beautiful canal waterways. The Suburb is becoming increasingly popular and offers a central setting for work and leisure.

The building consists of fibre optics connection, a generator, easy access to the N1 highway, access control booms and offers comprehensive bus and minibus taxi services for those who travel using public transport.



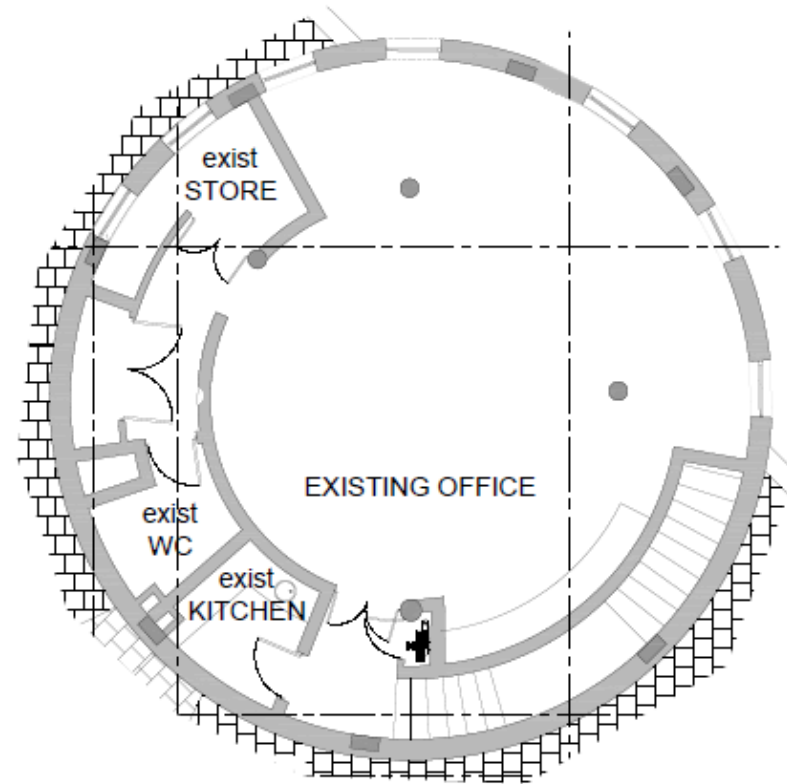
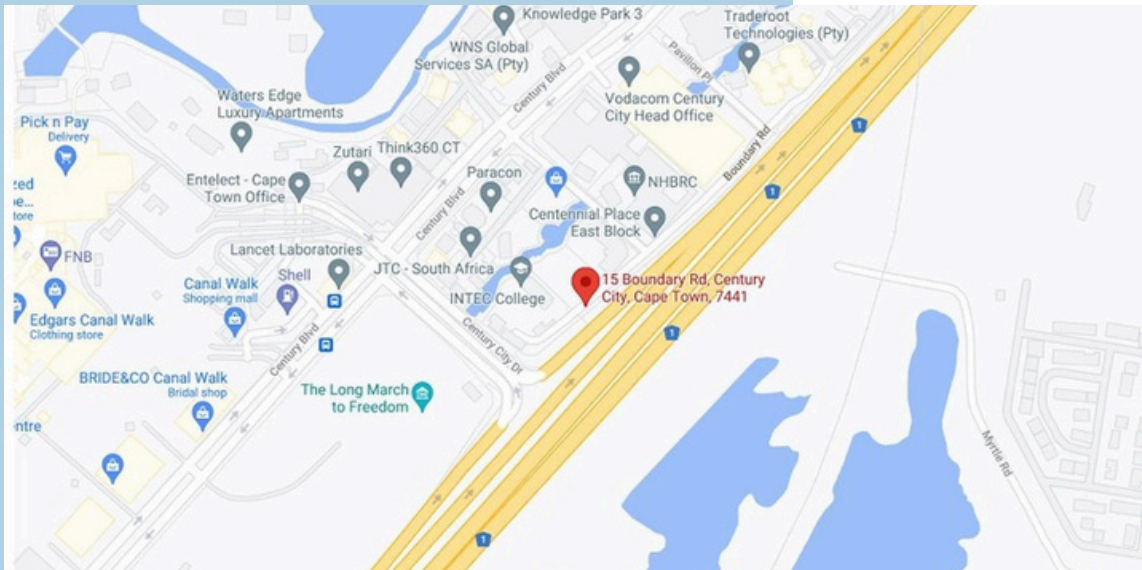
Rental

Penthouse, Nordic Park 1
15 Boundary Road, Century City

NORDIC PARK 1

Description	Area/Qty	Rate	Total
Estimated cost		(Excl VAT and Utilities)	R 24 655
 Useable Office Area	131m ²	R 155/m ²	R 20 305
 Basement Parking	2	R 1 050/bay	R 2 100
 Open Parking	3	R 750/bay	R 2 250
Available: Immediately		Tenant installation allowance available	
Annual Escalation: 8%	Lease Term: 3 years		Additional Parking on request
Multiple Storeroom options available @ R50/m ²		Additional shared coffee bar area for staff/visitors	
Building Amenities			
 Fibre	 Generator	 Solar	 Access-control System
			 Boom-controlled

Prime Setting



SECOND STOREY PLAN
SUITE F
scale 1:50

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