

# TO LET

## 3 PARKS BOULEVARD - EAST

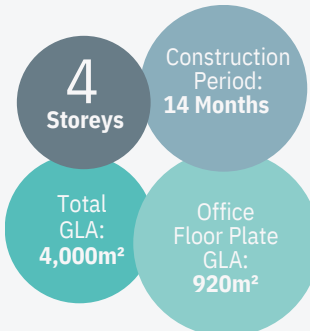
4,000m<sup>2</sup> Development Opportunity  
14 Month Construction Period



3 Parks Boulevard, a sophisticated triangular designed building excellently located along Parks Boulevard, within Oxford Parks, a new world class mixed-use precinct in Johannesburg. This elegant building designed with a combination of glazed and stone facade expresses architectural flare while keeping the users' needs of natural light and efficient floor areas a priority.

### 3 PARKS BOULEVARD RENTAL

 Net Rental Rate R/m <sup>2</sup> / Month (Starting From)	R220.00
 Balcony Rental Rate R/m <sup>2</sup> /Month (Starting From)	R165.00
 Operating Cost Rate R/m <sup>2</sup> / Month (Estimated – will revert to actuals)	R35.00
 Rates Rate R/m <sup>2</sup> / Month (Estimated – will revert to actuals)	R35.00
 Parking Bays	4 / 100m <sup>2</sup>
 Parking Rental Rate R/Bay/Month	R1,390.00
 Tenant Fit-out Contribution Allowance Rate (R/m <sup>2</sup> )	TBA



Premium Grade &  
6 Star GreenStar Designed



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**INTAPROP**  
PROPERTY DEVELOPMENT  
AND INVESTMENT

\*All pricing is exclusive of VAT / Subject to Terms and Conditions