



**Umesh Loona**  
(+267) 71 375 600  
umesh@apexproperties.co.bw

Contact Head Office Gaborone

**+267 397 3333**

Plot 14400 & 14401,  
New Lobatse Road,  
OLD CA Sales Complex,  
Gaborone,  
Botswana

### FEATURED



Web Ref CL548



**P 86 per m<sup>2</sup>**

**Gross Monthly Rental P 13,000 Excl. VAT**

4 4

### NEWLY BUILT RETAIL WAREHOUSE TO LET IN PHAKALANE INDUSTRIAL

150 m2 newly built retail warehouse to let in Phakalane Industrial, Gaborone, Botswana. Phakalane Industrial is a commercial/ industrial zone situated in close proximity to the A1 road leading to Francistown from Gaborone.

This area has reputable companies such as Spar, Defy, RMA, Motul and others. Phakalane is well known for the Phakalane Golf Estate.

This warehouse has large office spaces on the 1st floor that can be partitioned by the Tenant. The warehouse height is 5+ meters high, roller shutter door is 4+ meters high and 3+ meters wide. The warehouse includes male and female washrooms with showers.

Perfectly suitable for a retail shop, storage, manufacturing, distribution and more.

### Features

**Zoning** Commercial

#### Interior

Air Conditioning	Yes
Power 3 Phase	Yes

#### Exterior

Security	Yes
Covered Parking Bays	4
Open Parking Bays	4

#### Sizes

Floor Size	150m <sup>2</sup>
------------	-------------------