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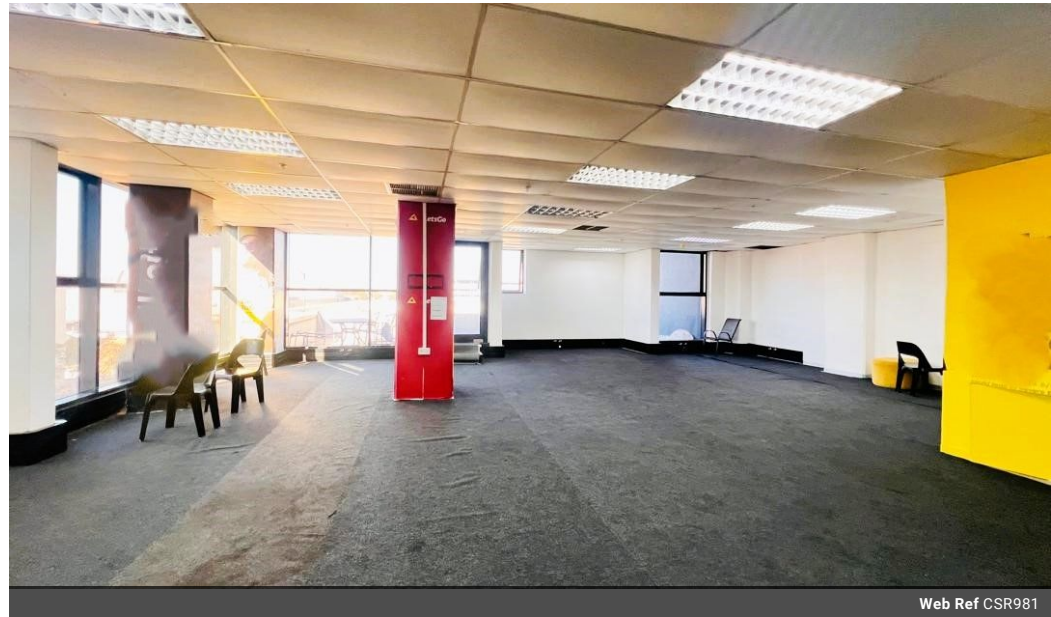


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Plot 43173 Phakalane, Gaborone  
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Web Ref CSR981



**BWP97,750 pm**

**Gross Monthly Rental BWP97,750 Excl. VAT**

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### 850sqm Office with Outdoor Patio & Direct Parking Access

CSR981

Bring your business to life in this 850sqm full-floor office in an A-Grade CBD building, designed for prestige and convenience. What sets this floor apart is its exclusive outdoor patio, ideal for team breaks or hosting clients, and its direct access from the parking lot, ensuring seamless entry for staff and visitors.

Key Features:

Size: 850sqm (open shell, customizable)

Rental: BWP 115.00/sqm (VAT exclusive)

Parking: 15 covered bays included per floor (negotiable) at P450.00/bay

Facilities: Male & female restrooms, service elevator

Utilities: Individual water & electricity meters for the floor

Fit-out: Delivered in shell condition with beneficial occupancy for tenant customization

### Features

**Zoning** Commercial

**Exterior**

Security Yes

Basement Parkings 15

**Sizes**

Floor Size 850m²

