

# Royal opportunity to invest in office space

A PLAIN double-storey office block known as Royal Court, at 145 Blaauwberg Road, Table View, has been transformed after being bought by Dudley Annenberg of Annenberg Real Estate in June last year.

With the vision of architect Chris Bam, another floor was added and the building was given a whole new modern look.

The building comprises 19 units ranging in size from 63m<sup>2</sup> to 164m<sup>2</sup>. The average unit is 80m<sup>2</sup>. Units can be combined to form larger units.

The units are sell for R4 500 per

let at R45.85 a square metre excluding VAT and including a parking bay per 40m<sup>2</sup>.

At the time of writing three units had been sold and three let.

Levies are R4.15 per square metre, and 75% bonds at prime are available to approved buyers.

Annenberg says with rapid residential growth in Table View, 145 on Blaauwberg offers an excellent investment opportunity with a good address and the convenience of working close to home.

For inquiries: contact Annenberg



Transformed: 145 on Blaauwberg is a modernised office building