

15 Chaplin Illovo





Unlock the potential of space

A space is more than its surface area and walls; it's a canvas for human experience. More than structure and aesthetics, spaces enable connections and inspire. Spaces engage us; they are sensory and invite interaction. They draw us in and influence our wellbeing. Spaces hold history. They can be imagined and reimaged. At Investec Property, we don't just look at how a space is, but at how it can be and what it can bring to people's lives.

We see the value it holds and the opportunities it presents.

We see the potential of space.

Location

We get the fundamentals right. Everything we've achieved is built on the understanding that location is strategic. Once we have the right location and understand the context of the space, we begin to imagine how we can repurpose it to its full potential. Then, we create a sought-after environment that both complements and adds to its surrounds. It's how we develop quality assets that hold value and deliver attractive long-term returns.

Relation

We engage with our stakeholders and tenants to understand their requirements now, and we anticipate how these might change in future. From this knowledge, we evolve spaces so that they work optimally for our occupiers. We also prioritise the preservation of sound covenants to ensure low vacancies. By valuing and investing in human connections, we maximise long-term wealth creation and extract value for our stakeholders.

Innovation

We innovate to realise the potential of space and collaborate with new partners, shifting the emphasis from assets to experiences that meet our clients' needs.

15 Chaplin Illovo, Gauteng

Vacancy	Office space
593m ²	First
Gross Rental	R240/m ²

- Exclusive roof deck area
- Back up generator
- Back up water
- 24/7 Security with on site cameras





Overview

New iconic development in the heart of Illovo, 15 Chaplin. The 6,000m² development situated on the prominent corner of Oxford and Chaplin Road, is set to become a landmark. Exceptionally well positioned and remarkably accessible, the surrounding road networks link to the greater Sandton and Rosebank areas.

The development endorses the new vogue of working, providing a modern functional design, with sustainable green building elements advocating cost-effective operations for any business.

Locality Map



Site Location Legend:

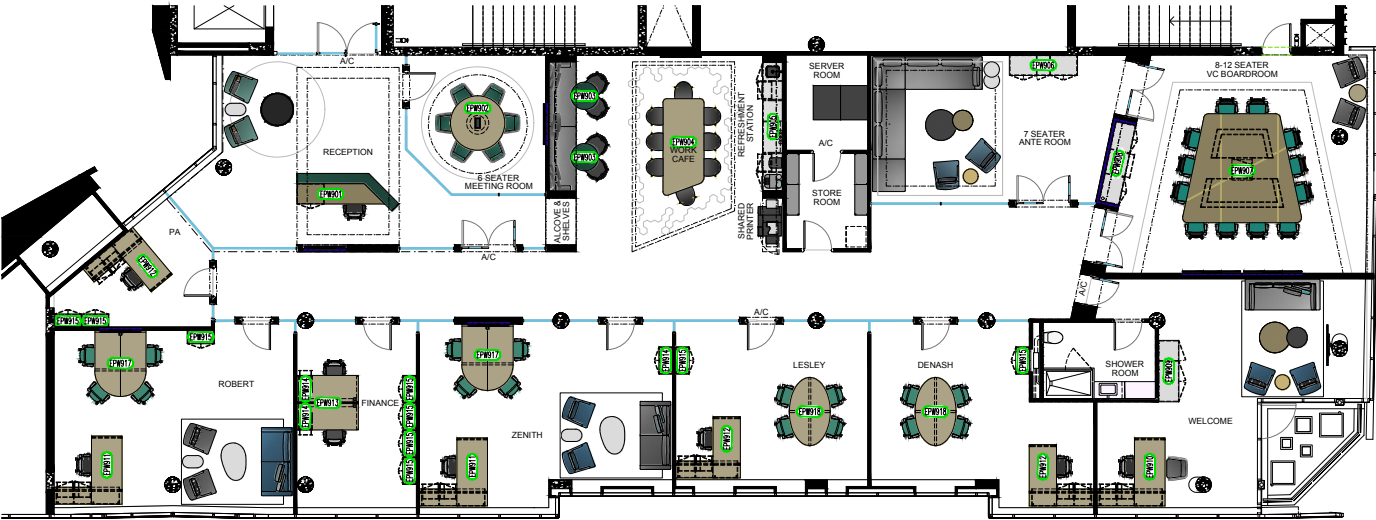
- Excellent location
- Prominent and provocative corner
- Highly visible signage
- Most prominent corner to be developed
- Exceptional views
- Exceptional visibility
- Part of Illovo Boulevard
- Central location, 3,3km to Sandton and 1.8km to Rosebank

Point of interest:

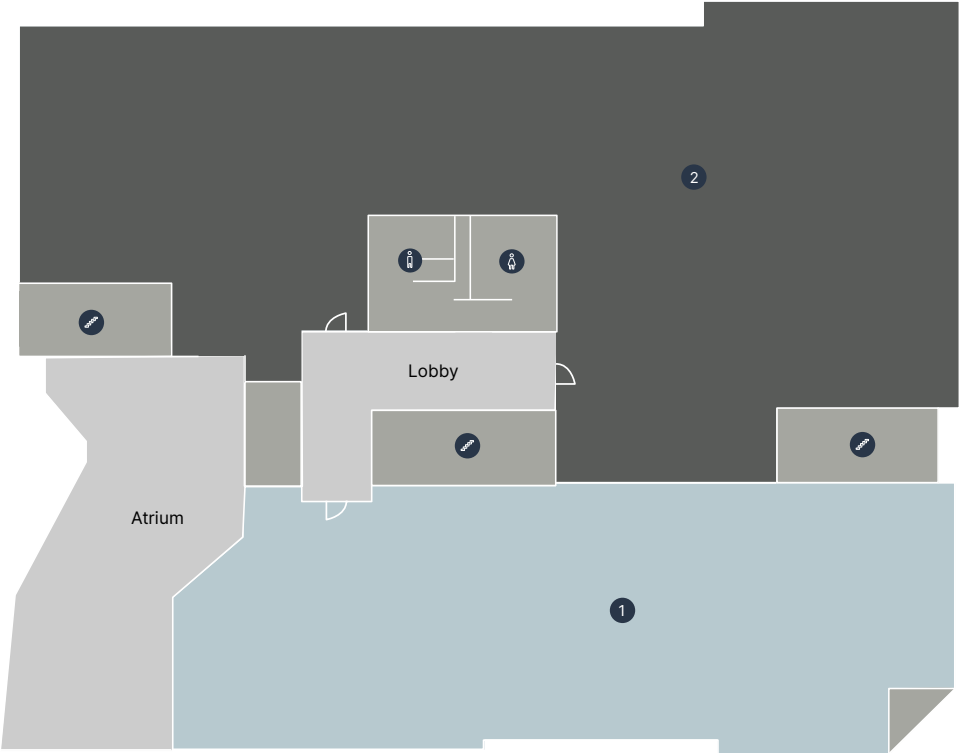
- Top restaurants
- Banks
- Thrupps
- Thrupps Food Hall
- Petrol Station
- Wanderers golf club
- Post Office
- Nail Salons
- Medical Suites
- Norman Goodfellows



Current Layout



First Floor



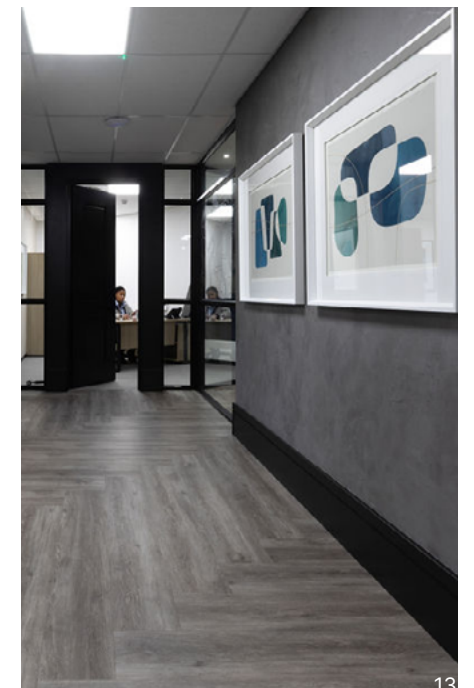
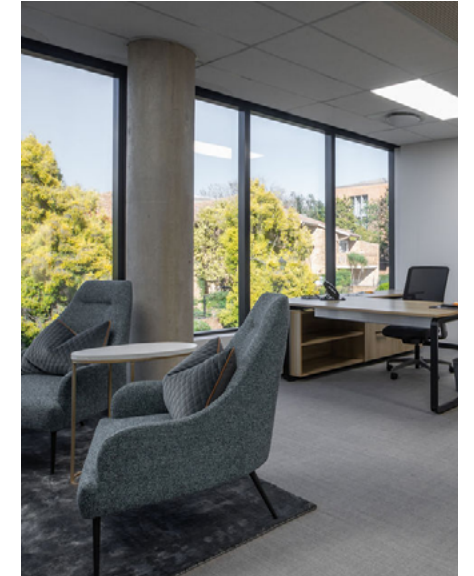
Key

- 1 Vacant
- 2 Tenanted
- Female
- Male
- Stairs

Total Rentable Area 593m²



Internal offices





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