

Areas and Places

AFRICREST PROPERTIES- WHAT WAS, WILL BE, ONCE AGAIN- 132 JAN SMUTS, ROSEBANK

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In line with Africrest Properties strategy the company continues to acquire commercial properties with good fundamentals that require care and attention. 132 Jan Smuts, Rosebank is another such property recently acquired by Africrest.

The building includes a highly visible and accessible double volume retail area of +2,300m² and office space of +6,900 m². This space is spread over floor plates which are in excess of 2,000 m² each, making it ideal for users who require large teams to be on single levels for better interaction.

The building was originally developed and occupied by Arup (an international engineering firm) more than 30 years ago. At its inception the building was cutting edge with its energy efficient design of an external glass skin and secondary internal skin. The building also boasts an energy saving two stage evaporative cooling system which was one of the first of its kind in South Africa. The building was designed by a famous architect who also designed the home of the world famous artist Edoardo Villa and the building won design awards at the time it was built.

Justin Blend of Africrest comments *"our first step was to fill the building's vacancy of 3,000m² with a strong commercial tenant, this was done by concluding a long term lease with CSS (formerly known as Brooks and Luyt). Now that this has been done we will look to enhance the buildings value on all other levels"*.

CEO and founder of CSS, Guy Brooks has built a solid business over the last 18 years and is at the forefront of call centre and BPO technology, servicing the top banking institutions and retailers in the country. *"We have been looking for a home for our growing business together with Africrest and we believe that 132 Jan Smuts offers what we need in terms of location, functionality of space and easy access both clients and staff"*

Nicholas Katsapas of Africrest comments *"the building has a great skeleton and design, it's a diamond in the rough and once the strip of surrounding buildings on Jan Smuts is tidied up and 132 Jan Smuts is given the Africrest touch it will most certainly be returned to its former glory"*.

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