

RIDGE TWO



EXCLUSIVE OFFICES TO LET / FOR SALE



## RIDGE 2

... is a new A-grade office cluster located in Ridgeside Office Park, Umhlanga, some 25kms from the King Shaka airport, 3kms from Gateway Shopping Centre and 15kms from Durban's CBD. Situated centrally in the precinct, the three buildings comprising the complex enjoy excellent exposure on to Ridgeside Boulevard. Dramatic views across the park to the ocean are expansive from all office suites.

## ARCHITECTURAL DESIGN

Each office block is designed to accommodate a maximum of two tenants per level with considerable space planning flexibility. Office modules of approximately 126m<sup>2</sup> to 138m<sup>2</sup> have dedicated ablutions and tea kitchens and gain access off screened walkways served with a high speed lift.





Extensive glazing on the ocean facing elevations delivers dramatic views south eastwards and towards Durban's skyline. The architectural expression of the complex is contemporary, crisp and displays clean lines to create a distinctive work address.

#### WORK ENVIRONMENT

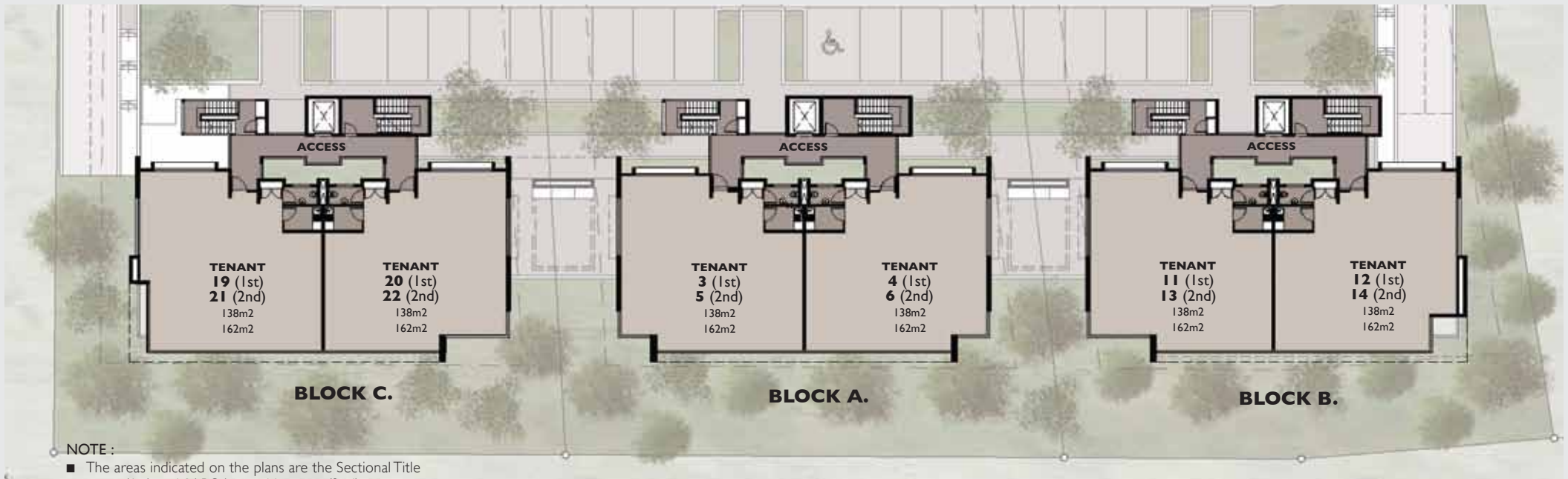
Ridge 2 offers an unrivalled workplace environment in the small tenant market. Visually stimulating both inside and out, the offices are designed to promote a high level of productivity and flexibility. Two Entertainment facilities are available to all tenants in the cluster complex, offering built-in bar and braai facilities and a covered veranda. Set in lush sub-tropical vegetation, with generous on grade and basement parking, at a rate of 5 parking bays per 100m<sup>2</sup>, let Ridge 2 give your company the home it deserves.





GROUND FLOOR PLAN

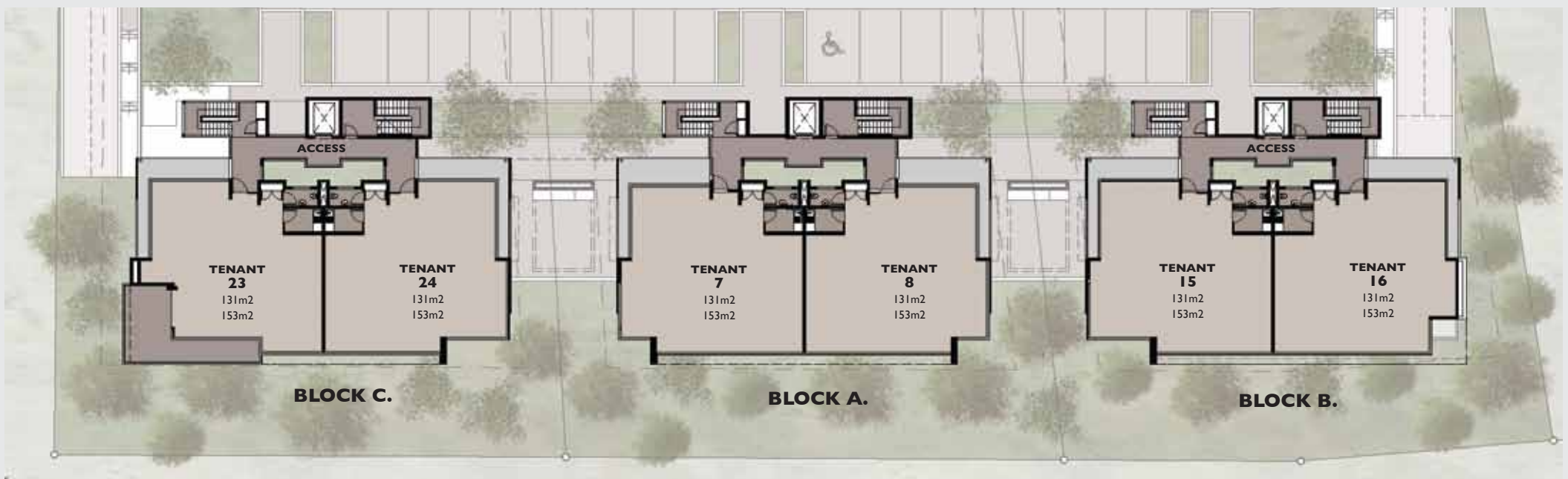




**NOTE :**

- The areas indicated on the plans are the Sectional Title areas (1st) and SAPOA rentable areas. (2nd)
- These areas are subject to final measurement by the land surveyor once the building has been completed.

**TYPICAL FIRST & SECOND FLOOR PLAN**



**THIRD FLOOR PLAN**



ENQUIRES :

- DAVE WILLIAMS-JONES 082 446 9722

PROFESSIONAL TEAM :

- ELPHICK PROOME ARCHITECTS INC.
- FWJK QUANTITY SURVEYORS
- GOBA (PTY) LTD STRUCTURAL ENGINEERS
- DBA ELECTRICAL CONSULTING ENGINEERS
- AURECON GROUP MECHANICAL ENGINEERS



INDIGENOUS  
COASTAL  
FOREST

ARCHITECTURAL GRAPHICS

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