



the New Clock Tower Offices

*Convenience, luxury and sophistication
nestled between the mountain and the sea.*





rooted in rich history



CENTURIES OF TRADE

In 1860, the very first load of stone for the V&A Waterfront's breakwater was laid. The resulting harbour would become instrumental in establishing a trade route that would turn a small coastal town into a thriving community.

It was here, at the water's edge, that the Clock Tower played host to the Captain's Office – a vantage point from which he directed the trade that built an entire city. Today, this picturesque precinct welcomes captains of industry to the newly revamped Clock Tower Offices.

Here, a heritage rich in trade combines with a luxurious maritime lifestyle and stunning natural beauty to form Cape Town's most prestigious business address.

Master craftsmen have left a legacy that has kept time for more than a hundred years.



spectacular surroundings



The harbour continues to function as a full service port, imbuing the area with an authentic, vibrant atmosphere.

AT THE WATER'S EDGE

The New Clock Tower Offices are situated at the heart of this buzzing precinct, and feature external balconies and terraces, allowing tenants to enjoy the magnificent mountain and sea views. The nearby V&A Marina, home to the city's jet-set elite, lends the precinct an air of quintessential luxury. With cultural icons like Chavonnes Battery and Robben Island in the vicinity, close proximity to freeways and the CBD, the Clock Tower Offices enjoy an ideal location.



the ideal location



- External balconies and terraces offering spectacular mountain and sea views.
- Prestige address housing Banking, Asset Management and Shipping tenants.
- Quick, easy access to all that the V&A Waterfront has to offer, from retail and leisure to world-class eateries.
- Conveniently located near the CBD and CTICC.
- Easy access to public transport hubs, freeways and Cape Town International Airport.
- Walking distance from Cape Grace, One & Only and other premier Cape Town hotels.
- Multiple auditoriums and function venues available in the precinct and V&A Waterfront.



prestigious office space

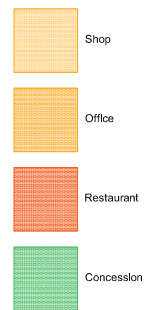


The structure of the existing Clock Tower building will be retained to a large extent. Internal space will be remodelled to create a total of 5 465m² of AAA office space and 2 352m² of restaurant and retail space. The building features a new entrance with direct access to the parking basement below.

- 24 hour security in a contained and safe environment.
- A R610/m² Tenant Installation allowance is provided to complete partitioning, floor covering and adjustments to air-conditioning, lighting and electrical.
- Ample visitors and casual parking.
- AAA Office space with luxurious, modern finishes.
- Units from 80m² to 1 000m².
- A minimum of 3 parking bays per 100m².
- Tea point allowance for each office unit.
- Units in shell specification with air-conditioning ceilings, lighting, perimeter power and tea kitchens.



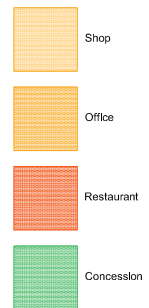
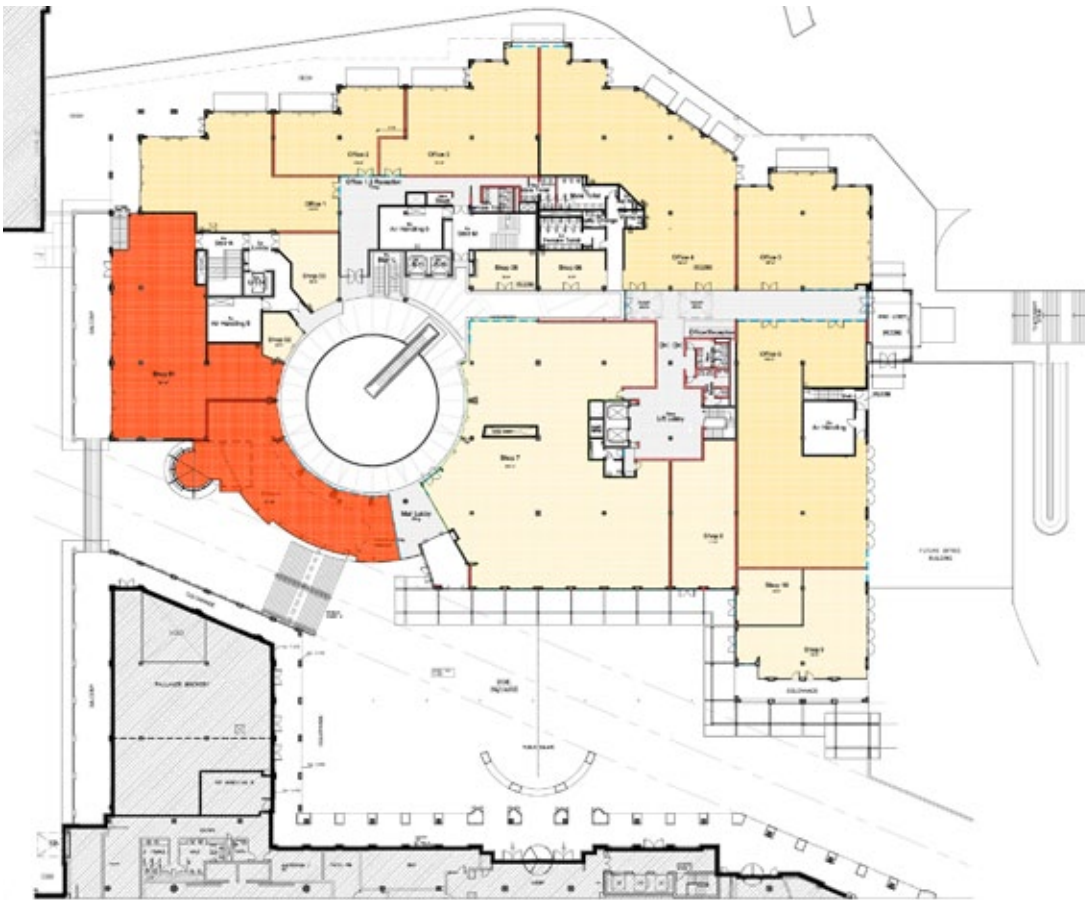
GROUND FLOOR



	Name	Type	Area
Office			
			0m ²
Concession			
			0m ²
Retail	Retail 01	Restaurant	300m ²
	Retail 02	Shop	98m ²
	Retail 04	Shop	67m ²
	Retail 05	Shop	121m ²
	Retail 06	Shop	35m ²
	Retail 07	Shop	78m ²
	Retail 08	Shop	36m ²
	Retail 09	Shop	7m ²
	Retail 10	Restaurant	76m ²

All plans are illustrative and are subject to change.

FIRST FLOOR

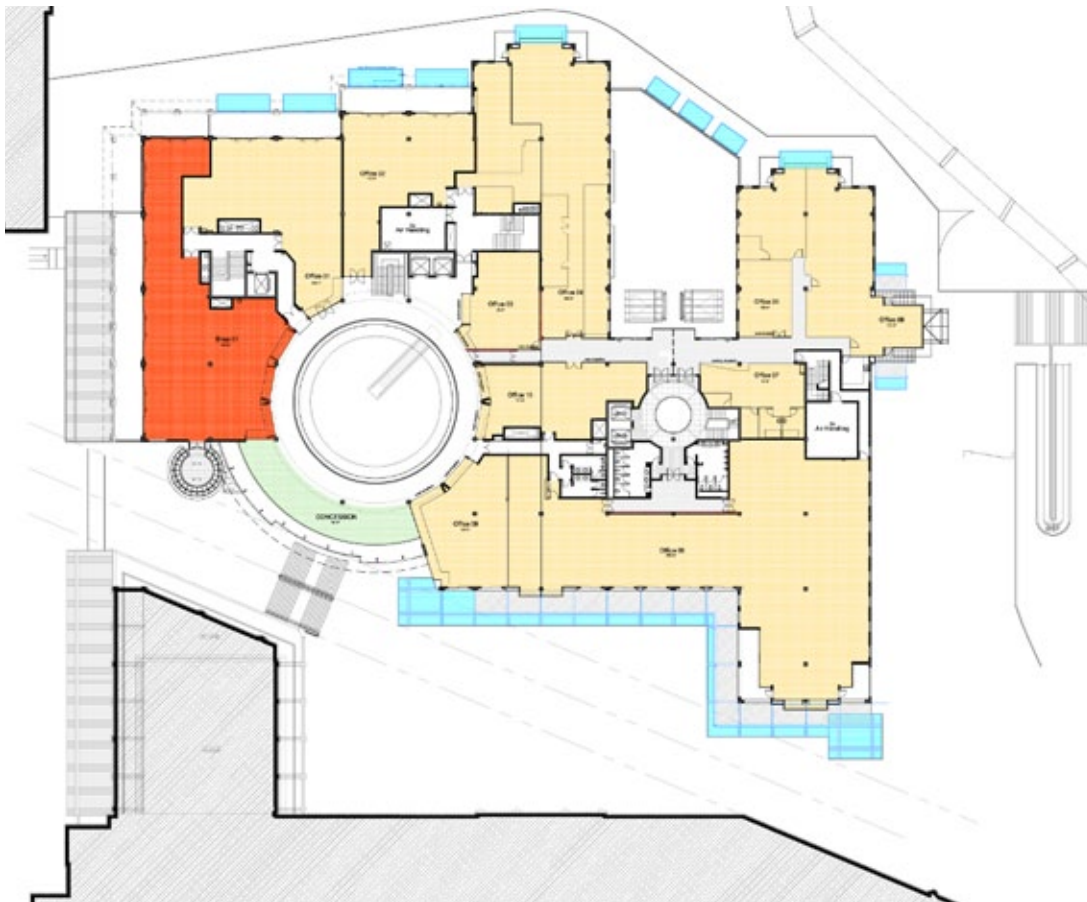


Name	Type	Area
Shop 01	Restaurant	30 sq
Shop 02	Shop	30 sq
Shop 03	Shop	46 sq
Shop 04	Restaurant	21 sq
Shop 05	Shop	32 sq
Shop 06	Shop	34 sq
Shop 07	Shop	43 sq
Shop 08	Shop	17 sq
Shop 09	Shop	12 sq
Shop 10	Shop	49 sq
		1585m ²
Office 01	Office	29 sq
Office 02	Office	19 sq
Office 03	Office	19 sq
Office 04	Office	36 sq
Office 05	Office	17 sq
Office 06	Office	36 sq
		1431m ²

All plans are illustrative and are subject to change.



SECOND FLOOR



- Shop
- Office
- Restaurant
- Concession

	Name	Type	Area
Retail	Office 01	Restaurant	344 sqm
			344m²
Concession	Concession	Concession	96 sqm
			96m²
Office	Office 01	Office	222 sqm
	Office 02	Office	173 sqm
	Office 03	Office	88 sqm
	Office 04	Office	362 sqm
	Office 05	Office	124 sqm
	Office 06	Office	172 sqm
	Office 07	Office	83 sqm
	Office 08	Office	683 sqm
	Office 09	Office	120 sqm
	Office 10	Office	137 sqm
			2173m²

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CLOCK TOWER
OFFICE PARK

For more information on the New Clock Tower Offices, please contact one of our brokers:



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