

MOVE UP - MOVE IN - MAKE THE

SmartMOVE

OFFICE

With Growthpoint Properties

Get up to 100% of your first year's rental in allowances back when you move into one of our SmartMove buildings.

I'M READY TO MOVE!

Enjoy
3 Sign a
year
lease: =
Enjoy
60 %
of your first year's rental
back in **BENEFITS**

Enjoy
5 Sign a
year
lease: =
Enjoy
100%
of your first year's rental
back in **BENEFITS**

The Benefits

Benefits include free rental, and contributions to your office fit-out and relocation costs*



Utilise up to 100% of your Adjusted Benefit towards Tenant Installation Allowance and relocation costs*



Utilise up to 50% of your Adjusted Benefit towards Rent-Free*

HOW IT WORKS?



Browse our portfolio, of **SmartMove** buildings and find the right fit for you



Use our benefits calculator to work out how to maximise your **SmartMove** benefits



View and accept the T&Cs, sign your lease and get ready to move!

Dylan Newton

dnewton@growthpoint.co.za | +27 87 353 4702

www.growthpointsmartmove.co.za

T&Cs apply!

GROWTH-POINT
PROPERTIES





*Terms and conditions for the SmartMove promotion

1. Participating in this promotion is deemed acceptance of these Terms and Conditions. This promotion is not valid in conjunction with any other offer unless otherwise advised. To qualify for the incentive, the participant must accept Growthpoint's stipulated gross rental, escalation rate and parking ratios.
2. The SmartMove promotion is only applicable in respect of the identified spaces indicated on our vacancy schedule and website and shall not be applicable to any other properties within the Growthpoint portfolio. Growthpoint reserves the right to add or remove buildings at its sole discretion.
3. The promotion is only applicable to lease agreements concluded for a period of three years or more.
4. This promotion is applicable to new lease agreements only and does not apply to any renewal of lease agreements.
5. Only participants who meet Growthpoint's credit criteria shall qualify for this promotion, which credit criteria shall be in the sole discretion of Growthpoint.
6. The Participant can elect to utilise the Benefit as follows:
 - 6.1 apportioning a maximum of 50% (fifty per centum) of the Adjusted Benefit towards a Rent Free Period in respect of Rent, Operating Costs and Assessment Rates. The Participant shall receive a portion of the rent free period in the first month of the Lease Period and the remaining balance on each anniversary of the Lease; and
 - 6.2 apportioning up to 100% (one hundred per centum) of the Adjusted Benefit towards a Tenant Installation Allowance.
7. Growthpoint's decision is final, and no correspondence will be entered into. Growthpoint reserves the right to vary these Terms and Conditions or any of the terms of entry applying to this promotion or to modify, terminate, suspend or reschedule this promotion without notice. The definition of asking rental shall include Basic rent, Operating Costs and Assessment rates as estimated at the commencement of the lease.
8. Tenant Installation Allowance shall mean the sum of money contributed by Growthpoint towards the costs to be incurred by the Participant to fit out the leased premises.
9. The items to which the Tenant Installation Allowance shall apply include:
 - Ceilings
 - Partitioning
 - Floor coverings
 - Air conditioning
 - PABX and telephone installation and equipment
 - Kitchen fixtures
 - Data and voice cable reticulation
 - Access control and burglar alarms
 - Counters, hatches shelving and fittings
 - A maximum of 20% towards office furniture of a capital nature as it relates to the Participants usage in the leased premises
10. A pre-condition of eligibility for the benefits of this promotion shall be the signature of the standard Growthpoint Agreement of Lease, in respect of the applicable building, for the agreed duration referred to above, together with payment by the Participant of the agreed deposit or delivery of a bank guarantee issued by an approved financial institution and the payment of first month's rental and other imposts.
11. Leased premises shall only be secured upon receipt by Growthpoint of the Agreement of Lease, deposit and other items referred to in clause 10 above. No leased premises shall be reserved for any Participant. Growthpoint does not guarantee that the requested area will be available to the Participant and failure to sign and deliver the Agreement of Lease referred to above, timeously, could result in the Participant losing the requested area to another Participant. Growthpoint does not guarantee that any alternative areas shall thereafter be available. This promotion is limited to space availability within the buildings referred to above.
12. Any additional items not listed above shall only be included at the sole discretion of Growthpoint.

