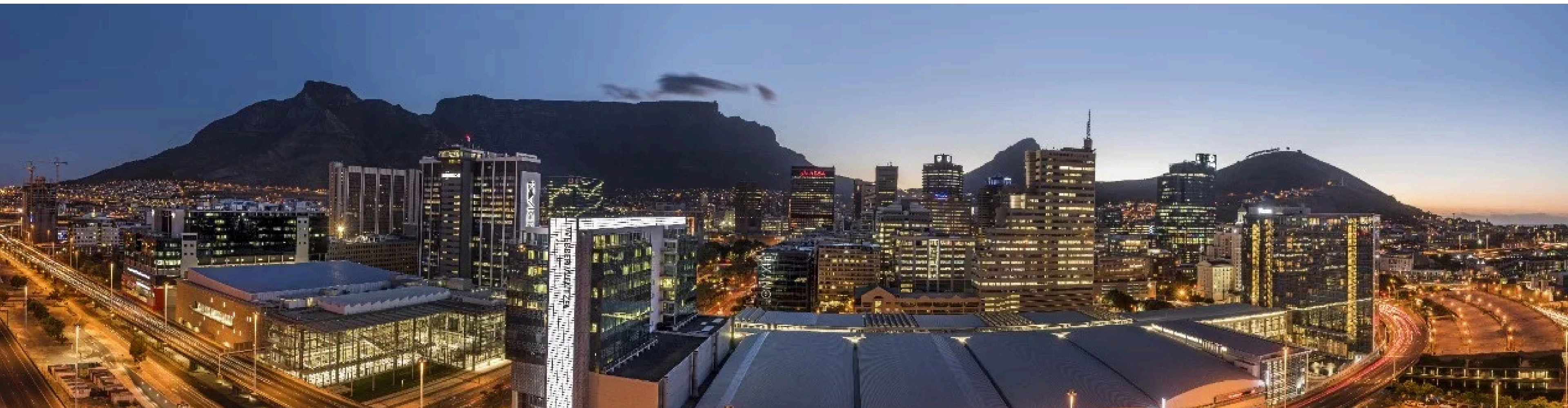


inospace

The Exchange

15 Lower Long Street, Foreshore, Cape Town



Billions of Rands of new developments in the area

1. Freeway Development
2. CTICC Tower
3. Zip Zap Arena
4. W Hotel & Residences
5. The Exchange
6. Divercity
7. 23 Lower Long
8. Southern Sun Hotel
9. GrowthPoint Block B
10. Ninety One
11. One on Bree

Inospace | The Exchange

The Old Cape Town Telephone Exchange



In the heart of the action

Welcome to The Exchange, a rare opportunity built over a full city block right next to the CTICC and within walking distance of the V&A Waterfront. This part of Cape Town is the new epicentre of Cape Town's economic and social activity, with billions of Rands in development happening all around it.

This iconic building is being repurposed

Once Cape Town's Telephone Exchange, this iconic structure is a piece of the city's architectural and industrial heritage. Built with immense power infrastructure, double-volume floor plates, and an imposing presence, it's now being completely modernised and reimagined to serve as a dynamic multi-use destination.

At the centre of footfall & traffic

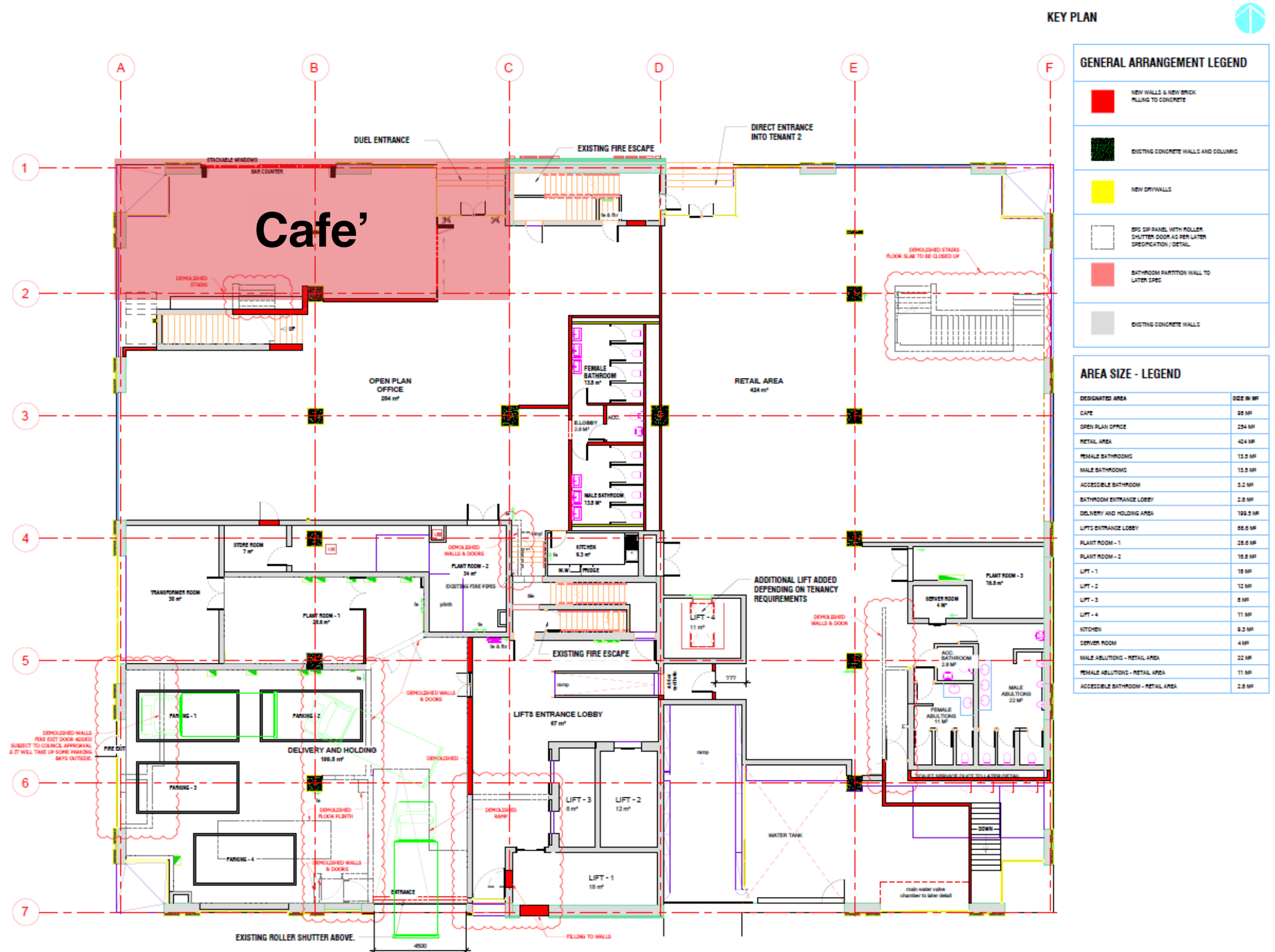
Surrounded by nine of Cape Town's top hotels, The Exchange sits amid a high-traffic pedestrian and vehicle corridor, making it an unmatched destination for retail, hospitality, or brand visibility. Whether for a destination showroom, flagship store, or hybrid retail-work concept, this location delivers impact.

LEASE

Cafe' Space

R29 500 per month

- Ground floor
- 98 square metres
- 4,25m ceiling height
- Facing Lower Long Street
- Signage opportunities
- Receiving and loading area
- Fully refurbished
- A balcony could be added
- Fibre-ready
- Adjacent to numerous hotels and the CTICC
- Part of a vibrant mixed-use building



LEASE

Retail Space

R112 500 per month

- Ground floor
- 450 square metres
- 4,25m ceiling height
- Facing Lower Long Street
- Signage opportunities
- Delivery area into unit
- Fully refurbished
- A balcony could be added
- Large ablutions
- High power and generators
- Part of a vibrant mixed-use building

