Flexible and Cost-Effective Industrial Solution

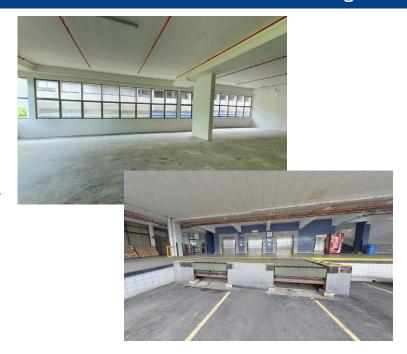






Flatted factories that adopt practical and functional infrastructure design

- Practical and functional infrastructure design
- Emphasis on flexibility and costeffectiveness for customers
- · Favored by manufacturing companies
- Suitable for electronics, precision engineering, and general industries Strategically situated within 5 minutes' drive from Central Expressway
- 10 minutes' drive to city and 20 minutes' drive to Singapore Changi Airport
- Within 5 minutes' drive to Ang Mo Kio and Bishan MRT stations



Specifications





NLA Floor Area	59,531 sqm
Floor Loading	Block 4008 1st storey: 10.0 kN/sqm 2nd - 4th storey: 7.5 kN/sqmBlock 4009 1st storey: 12.5 kN/sqm 2nd - 4th storey: 7.5 kN/sqmBlock 4010/4012 1st storey: 15.0kN/sqm 2nd & 3rd storey: 12.5 kN/sqm 4th - 7th storey: 7.5 kN/sqm
Ceiling Height	Block 4008 - 1st storey: 3.85 m - 2nd - 4th storey: 3.45 m Block 4009 - 1st storey: 3.8 m - 2nd - 3rd storey: 3.4 m - 4th storey: 4.5 m Block 4010/4012 - 1st - 6th storey: 3.6 m - 7th storey: 3.7 m
Lifts	Block 4009 (Co-share with Block 4008): 2 x 1,360 kg (20 persons) Block 4010/4012 : 1 x 1,360 kg (20 persons) at each block
Loading Bay Facilities	Block 4008/4009 (shared)- 5 loading/unloading bays with 3 dock levellers Block 4010- 4 loading/unloading bays with 3 dock levellers Block 4012- 5 loading/unloading bays with 3 dock levellers
Parking Lots	Car: Approx. 510 (311 multi-storey and 199 open surface)
Provisions	Fibre-optic ready Block 4008, 4010 and 4012 Heat detector, fire extinguisher and hosereel Block 4009 Fire sprinkler
Amenities	Canteen Food centre in close proximity

Corporate Visions Pte Ltd Tel: 65 6733 2911 Whatsapp: 65 9696 5099 https://www.corporatevisions.sg

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