



NEW BUSINESS HUB @ 18 TAI SENG



Good corporate image

- Choice headquarter for your company
- Efficient business space



Centralised Location

- Direct underpass link to Tai Seng MRT (Circle Line)
- Near major expressways



Convenience at your doorstep

- Various retail offerings ranging from banking services, groceries to dining options



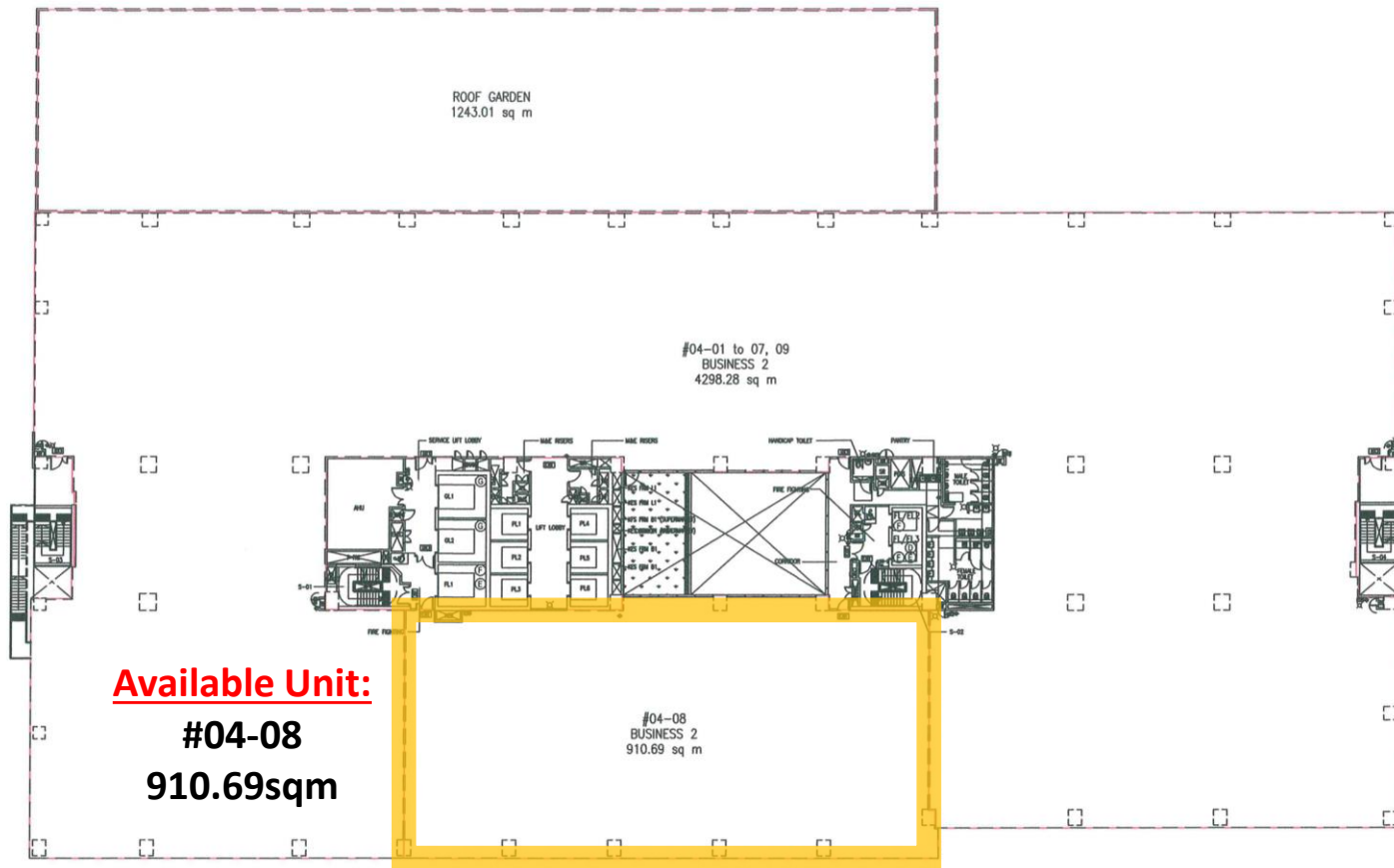
For more information, please call **6377 8000**

mapletree industrial

With effect from 1 Feb 2019, Mapletree Industrial Trust is now the owner of 18 Tai Seng.

BUILDING SPECIFICATIONS

	INDUSTRIAL (B2)	OFFICE
Property Information		
Total Nettable Area	Approx 277,000 sqft	Approx 54,700 sqft
No. of Floor(s)	5	1
Storey	4 th to 8 th	9 th
Building Structure		
Core-to-window Depth	20.0m	20.0m
Floor Loading	7.5 kN/sqm	5 kN/sqm
Vertical Dimensions		
Raised Floor-to-ceiling Height	4.0 m	3.0 m
Raised Floor	N.A.	150 mm
Carpark		
Total no. of Carpark Lots	190 Lots	
Carpark Entitlement	1 lot for every 250 sqm leased @ prevailing charges of \$150/lot/month	
Air-conditioning		
Air-conditioning	Centralized chilled water supply	
Centralized aircon (During office hours)	Mon to Fri: 8 am to 6 pm No aircon on Sat, Sun and Public holiday	
Aircon provision (After office hours)	a. AHU: \$50/hour b. Chilled water: \$0.40/Rton/hour	
Building Services		
Toilets	Male, Female and Handicapped; 1 each on every floor	
Wet Pantry	1 on every floor	
Lighting	500 lux	
Electrical Loading & Supply	60 W/sqm	
No. of Spare Riser(s)	3	
Telecommunication	Telephone cabling in riser	
Passenger Lifts		
No. of Passenger Lifts	6	
Dimension (W x D x H)	1700 mm x 2100 mm x 2500 mm	
Approx Passenger Lift Capacity	1,630 kg (24 pax)	
Service Lifts		
No. of Fireman Lifts	3	
Dimension (W x D x H)	Fireman Lift 1: 2000 mm x 3000 mm x 2600 mm Fireman Lift 2 & 3: 1500 mm x 2100 mm x 3000 mm	
Approx Fireman Lift Capacity	Fireman Lift 1: 3,120 kg (46 pax) Fireman Lift 2 & 3: 1,360 kg (20 pax)	
No. of Cargo Lift	2	
Dimension (W x D x H)	2000 mm x 3000 mm x 2600 mm	
Approx Cargo Lift Capacity	2,500 kg	
Property Management & Security		
Security System	24 hour Security Guard, CCTV, Passenger Lift Card Access System	



Available Unit:

#04-08
910.69sqm

#04-08
 BUSINESS 2
 910.69 sq m

Legend :-

- 1. --- wall line
- 2. --- strata boundary

Notes :-

- 1. This plan depicts the surveyed as-built wall for the sole purposes of Net Lease Area computation.
- 2. All other details were compiled and indicative unless otherwise stated.

For more information, please call

6377 8000

maple
 industrial



PROJECT NORTH
 SCALE 1:400