# 123 GENTING LANE FOR LEASE - B1 GENERAL INDUSTRIAL





Nestled in the Macpherson Industrial Estate, 123 Genting Lane is an 8-storey building suitable for light industrial activities, the newly refreshed property is close to Aljunied MRT station and Macpherson MRT station. It is also within walking distance to Mattar MRT.



### ACCESSIBILITY

- Accessible via Mattar MRT station and Aljunied MRT station
- Well-served by PIE and KPE

## **BUILDING SPECIFICATIONS**

#### **Unit Size**

• Ranges from 1,600 - 20,000 sf

#### **Floor Loading**

- 1st storey 19.2 kN/m<sup>2</sup>
- 2nd 3rd storey 14.4 kN/m<sup>2</sup>
- 4th 6th storey 9.6 kN/m<sup>2</sup>
- 7th 8th storey 5.0 kN/m<sup>2</sup>

#### **Ceiling Height**

- 1st storey 4.6 m
- 2nd 3rd storey 4.5 m
- 4th 8th storey 3.5 m

#### Lifts

- 1 Fireman lift (1,150 kg)
- 1 Passenger lift (1,150 kg)
- 2 Cargo lifts (4,000 kg)

#### Loading/Unloading

• 2 loading/unloading bays with 1 dock leveller

#### **Car Parking**

• 56 unsheltered lots

#### **Unit Electrical Provision**

• 40 to 300 amps 3 Phase

#### Security

- CCTV cameras complete with digital video recorder
- 24hr security surveillance

#### Amenities Around

• Eateries nearby

#### Signage

• Signage rights available to selected tenants, subject to payment of license fee

### TYPICAL FLOOR PLAN



### CONTACT US

## +65 6580 7760 leasing@sabana.com.sg

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