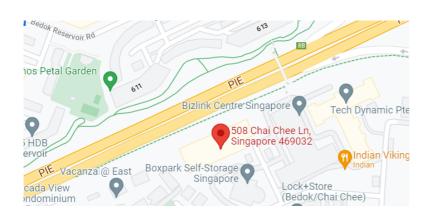
# 508 CHAI CHEE LANE FOR LEASE - B1 HIGH-TECH INDUSTRIAL





Situated in the eastern part of Bedok, 508 Chai Chee Lane is a 7-storey light industrial building with two basement storeys. With high power provision and large floor plates, it can cater to a wide range of industrial activities such as cold room, R&D, high-tech industrial and warehousing.



### ACCESSIBILITY

- Well-served by the Pan-Island and Kallang-Paya Lebar Expressways
- Accessible by Bedok and Kembangan MRT stations along the East-West line, and the Bedok North MRT station along the Downtown line

## BUILDING SPECIFICATIONS

#### **Unit Size**

• Ranges from 1,000 - 132,000 sf

#### Lifts

- 3 passenger lifts (2 x 1,360 kg and 1 x 3,000 kg)
- 1 fireman lift (3,000kg)
- 1 cargo lift (5,000 kg)

#### Loading/Unloading

• 5 loading/unloading bays

#### **Unit Electrical Provision**

• From 63 amps 3 phase onwards

#### Security

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

#### **Floor Loading**

- Basement 2.5kN/m<sup>2</sup>
- 1st storey production 15.0 kN/m<sup>2</sup>
- 1st storey mezzanine 7.5 kN/m<sup>2</sup> •
- 2nd 6th storey ancillary office • - 5.0 kN/m<sup>2</sup>
- 3rd 6th storey production 10.0 kN/m<sup>2</sup>
- 7th storey canteen 5.0 kN/m<sup>2</sup>

#### **Ceiling Height**

- Basement 4.2 m
- 1st 7th storey 5.5 m
- 135 sheltered lots

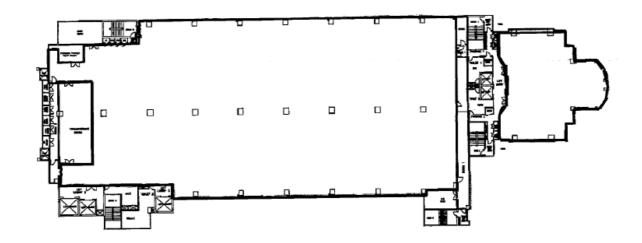
### **Amenities Around**

• 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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**Car Parking**