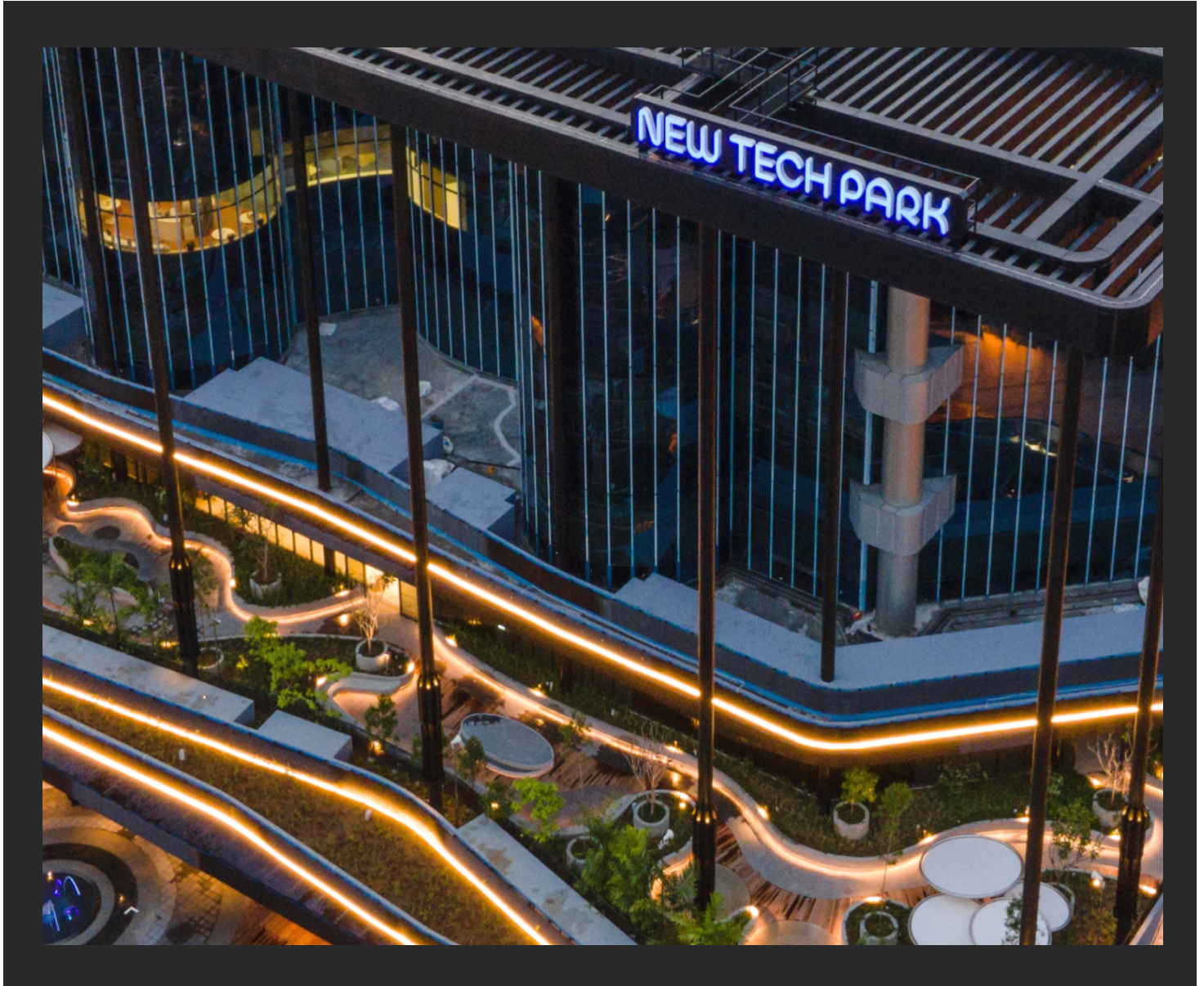


# 151 LORONG CHUAN

## FOR LEASE - B1 HIGH-TECH INDUSTRIAL



Nestled in Lorong Chuan (D19) and along the Circle Line, NEW TECH PARK is a B1 Hi-Tech multi-tenanted industrial building. Surrounded by greenery and flowering trees, it provides a conducive environment for its tenants. This 6 storey industrial building is an ideal hub for R&D, Electronics, Pharmaceuticals, E-commerce, Media and Technology. Just 12 mins drive away from the city, it is served by a major transport network of three expressways (CTE/PIE/KPE) and 1 min walk to Lorong Chuan MRT linking to the North South and North East MRT lines.



### ACCESSIBILITY

- 1 min walk to Lorong Chuan MRT
- Well connected via CTE/PIE/KPE

# BUILDING SPECIFICATIONS

## Unit Size

- Ranges from 2,700 - 45,000 sf

## Floor Loading

- 2nd - 6th storey  
(Lobby A) - 7.5 kN/m<sup>2</sup>
- 2nd - 3rd storey  
(Lobbies B to H) - 12.5 kN/m<sup>2</sup>
- 4th - 6th storey  
(Lobbies B to H) - 7.5 kN/m<sup>2</sup>

## Ceiling Height

- 2nd - 6th storey - 4.8 m

## Signage

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

## Lifts

- 18 passenger lifts (1,350 kg)  
and 2 passenger lifts (630kg)
- 1 Lobby A Firemen lift
- 14 Cargo lifts (4,000 kg)

## Loading/Unloading

- 14 loading/unloading bays with dock  
levellers

## Car Parking

- 477 lots

## Unit Electrical Provision

- 63 to 200 amps 3 phase

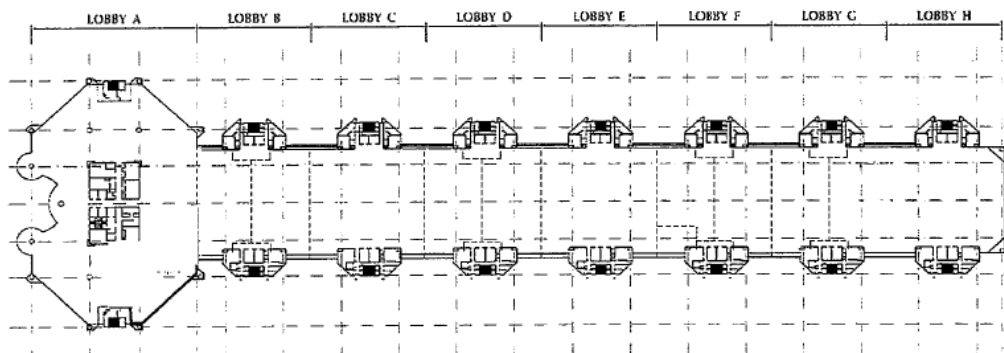
## Security

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

## Amenities Around

- New lifestyle mall with F&B  
options, supermarket, 24hr  
gym and foodcourt
- 600+ seating capacity  
auditorium
- Childcare facility
- Upgraded tennis court

# TYPICAL FLOOR PLAN



## CONTACT US

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