

# 8 COMMONWEALTH LANE

## FOR LEASE - B1 HIGH-TECH INDUSTRIAL



Conveniently located amongst the residential area of Queenstown, 8 Commonwealth Lane is a 4-storey light industrial building with a 6-storey annex block. With its upgraded lobbies, it is ideal for the biomedical industry due to its proximity to One-North.



### ACCESSIBILITY

- Located near Commonwealth MRT station along East-West line
- Accessible via Ayer Rajah Expressway

# BUILDING SPECIFICATIONS

## Unit Size

- Ranges from 500 - 19,000 sf

## Lifts

- 2 Passenger lifts (1,000 kg)
- 1 Cargo lift (3,000 kg)

## Unit Electrical Provision

- 63 to 600 amps 3 phase

## Floor Loading

- 1st storey Lobby A - 20.0 kN/m<sup>2</sup>
- 2nd - 3rd storey Lobby A - 10.0 kN/m<sup>2</sup>
- 4th storey Lobby A - 4.0 kN/m<sup>2</sup>
- 2nd - 3rd storey Lobby B - 10.0 kN/m<sup>2</sup>
- 4th storey Lobby B - 4.0 kN/m<sup>2</sup>
- 5th - 6th Storey Lobby B - 5.0 kN/m<sup>2</sup>

## Loading/Unloading

- 3 loading/unloading bays with 2 dock levellers

## Security

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

## Ceiling Height

- 1st storey Lobby A - 6.0 m
- 2nd - 3rd storey Lobby A - 4.0 m
- 4th storey Lobby A - 3.5 m
- 1st storey Lobby B - 6.0 m
- 2nd - 3rd storey Lobby B - 4.0 m
- 4th - 6th storey Lobby B - 3.7 m

## Car Parking

- Lobby A - 17 lots
- Lobby B - 14 lots (including 1 handicap lot)

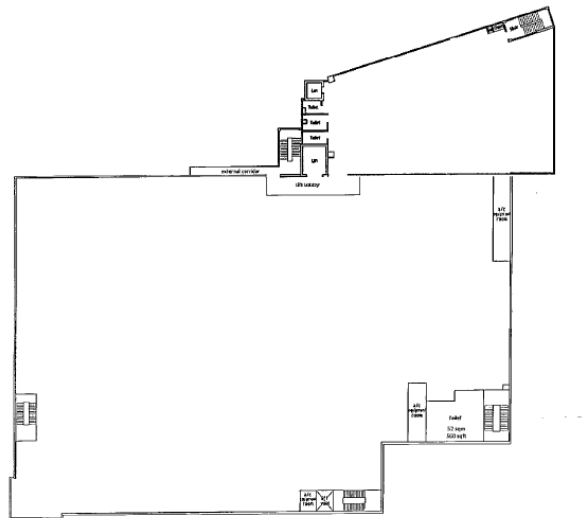
## Amenities Around

- Eateries nearby

## Signage

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

# TYPICAL FLOOR PLAN



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## CONTACT US

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