www.ipark.com.my

i-PARK

@SENAI AIRPORT CITY

INDUSTRIAL RESORT . INFINITE POSSIBILITIES


i-PARK
@SENAI AIRPORT CITY
Embrace magnificently natural outdoors and facilities,
invigorating resort lifestyles right here in the heart of a booming urban sprawl.
Be the visionary pioneer among your peers.

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Be the visionary pioneer among your peers.

The Most Sustainable And Well-managed **Industrial Park**

Uniquely orchestrated benefits of clean and green atmosphere complemented with sports & recreational facilities, fully optimized industrial space, a one stop business solution with ease of mind operations.

Spanning over approximately 189 acre of FREEHOLD land, "i-Park" is well recognized as the most sustainable industrial development on its way becoming the most conducive workplace through comprehensive master planning, careful management & continuous infrastructure development upkeep. An ideal industrial space dedicated to the ever-increasing needs and demands of purchasers and occupants.

i-Park is uniquely conceptualized to merge industrial activities, business operations, healthy and relaxing lifestyles together in a fully integrated hub. This means all your needs for commerce and retail, wellness plus all kinds of amenities of convenience are made available too right here at your doorstep.

Not forgetting the superb connectivity and accessibility to catapult your interests onto a whole new level in long term operations and capital appreciation.

- Gated & Guarded with 24-Hour Security Control
- CCTV Surveillance
- Natural Gas
- High Speed Broadband
- Sports & Recreational
- Cycling Lane & Pedestrian Walkway
- Design & Built
- Worker's Dormitory
- Green Building
- Fast Speed Delivery
- Clubhouse Facilities



Scenic Landscape Aerial View
Artist's Impression Only

Overall Development Land Area
approx.
189 acres
FREEHOLD

INTEGRATED

INDUSTRIAL & BUSINESS HUB

ONE-STOP BUSINESS SOLUTION

Versatile Business Offices available for interim occupation during the construction of your property/s complete with professional services assisting in company incorporation, consultation/pre-assessment from the department of environment and any other services you may require through our expert team and consultants.

WORKER'S DORMITORY

Ideal worker's accommodation within walking distance to their workplace with a capacity for 2,520 beds.

HIGH-SPEED BROADBAND

Top-notch fiber optic technology connects all premises to the world at large with maximized speed and efficiency.

NATURAL GAS

Piped-in natural gas further facilitates the demand for energy to suit any commercial or industrial use.



ALL WITHIN EASY REACH:

Econsave (Hypermarket)	2.5km
North - South Highway	3.0km
Taman Impian Emas	4.0km
Senai International Airport	6.0km
Palm Resort Golf & Country Club	6.5km
Johor Premium Outlets	8.0km
Foon Yew High School	9.4km
Hospital Kulai	10.0km
Aeon Kulai Shopping Centre	10.0km
IOI Mall Shopping Centre	10.3km
Johor Bahru CIQ	20.0km
Singapore	25.0km
Johor Port	32.0km
Second Link Checkpoint	36.0km
Port of Tanjung Pelepas (PTP)	39.0km
Tanjung Langsat Port	42.0km
Jurong Port	42.0km
Changi International Airport	64.0km

ISKANDAR MALAYSIA

Johor Bahru City Centre	A
Iskandar Puteri	B
Western Gate Development	C
Eastern Gate Development	D
Senai-Skudai	E

ACCESSIBILITY

- North-South Highway
- Eastern Dispersal Link (EDL)
- Skudai Highway
- Second Link Expressway
- Senai-Desaru Expressway
- Pasir Gudang Highway

N



Accessibility & Convenience

At Your Doorstep



INTERNATIONAL

GATEWAY ADDRESS

i-Park@Senai Airport City is strategically positions with its proximity to major ports, international airports, railways and highways, giving you a fantastic logistic advantage that greatly lowers your operation cost on both resource usage and transportation time.

The well-recognized most sustainable & well managed industrial park located within Iskandar Malaysia, Flagship E, surrounded by the Skudai, Senai, Kulai & Impian Emas township with more than 500,000 population. Easily accessible connected via North-South Highway, Senai-Desaru Expressway and Johor Singapore 2nd Link Expressway; or by air via the Senai International Airport and Singapore Changi Airport.

The Address With
Unlimited Potential

In addition to manned patrols and 24-hour surveillance, the multi-tier security systems incorporate all the latest technology in high definition CCTV surveillance, smart card access control, vehicle recognition & registration for checking at entry/exit points of all efforts to ensure your property is secured to the best possible standard.

- Gated & Guarded
- 24 Hours Security Control & Patrolling
- CCTV Surveillance







INTELLIGENT

MULTI-TIERED SECURITY SYSTEM

Not only are the entrance statements at i-Park a design of distinction but they are also entirely functional, safe and protective. Intelligent security systems are deployed all throughout i-Park.

Grand Entrance with Comprehensive Security Features
Artist's Impression Only

A New
Sanctuary

What can be more meaningful for your business and your employees than a sanctuary that enhances all your needs and gives you greatest comfort by positively recharging your mind, body and soul each and every time you take a break.





REFRESH

Lakeside Recreational Park / Sport Facilities / i-Park Privilege Club
Artist's Impression Only



IDEAL ENVIRONMENT

NEW LEGACY OF MODERN INDUSTRIAL RESORT

The key phrase here is ABSOLUTE PRODUCTIVITY. i-Park has put together the most amazing ideas and concepts sourced from all over the world to re-create natural environments for leisure and recreation that turn industrial parks into resort destinations. i-Park represents invigorating eco-industry environments which allow employees and workers to be their most relaxed and refreshed when outdoors so that they are totally recharged for greater productivity when back at work indoors.

Blending Work
With Relaxation

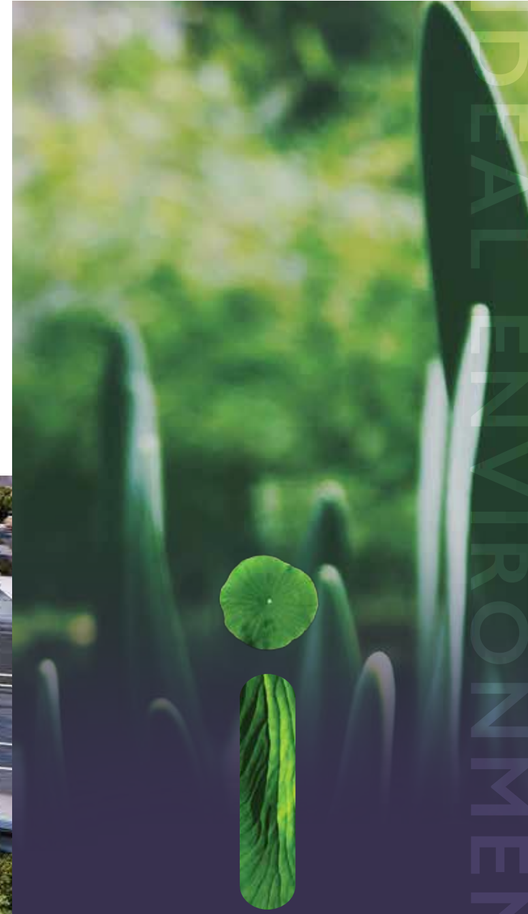
It is absolutely amazing how i-Park can synergize two components that are totally opposite in nature...work and relaxation. Achieving both without hassle, no time-wastage, no need to search far and wide... because both your work and leisure settings are at the same doorstep!





RETUNEVATE

Lakeside Recreational Park / Sport Facilities / i-Park Privilege Club
Artist's Impression Only



IDEAL ENVIRONMENT

IDEAL ENVIRONMENT

PARKSIDE FACILITIES

Gymnasium
Health Studio
Swimming Pool
Multifunctional Hall
Tennis Court
Futsal Court
Badminton Court
Jogging Lane
Cycling Lane
Pedestrian Walkway

A New Benchmark of
Industrial Park Development

FREEHOLD industrial plots set for a revolutionary business success in the heart of SENAI AIRPORT CITY. Offers an exclusive venue for the aspiring entrepreneurs by merging office suites, wholesale gallery, warehouse storage, and production operation under one roof.



Cut-section View
Artist's Impression Only

A LOBBY LOUNGE / PRESENTATION / SHOWROOM

- Lobby, mezzanine office & restrooms finishes with tiles;
- General office floor loading: 2.5KN/m²
- 4-in-1 multi-functional industrial space to accommodate various industries needs i.e. showroom/distribution centre/office/functional hall/production assemblies, etc.

B MANAGEMENT OFFICE AREA

C WAREHOUSE / PRODUCTION / QA / QC AREA

- Minimum factory height at 9m (Upgradable at operator's needs upon request)
- Ground floor production loading: 20 KN/m² (Non suspended floor slab)
- Extra high roof for excellent ventilation & natural lighting
- Highly flexible & functional industrial space

D GREEN DECK

- Multi-functional as outdoor green relaxation corner i.e.: company networking function/tea-break corner, outdoor discussion/working space, smoking area, etc.

E LOADING / UNLOADING BAY

- Optional equipped with /without dock leveller

EXCELLENT INFRASTRUCTURE & SERVICE

- Standard power supply with MSB1000A - initial setting at 600A (Upgradable at operator's needs upon request)
- High speed broadband
- Fast speed completion & delivery of the building depends on operator's needs
- Individual guard house for operators internal security control

standard units | design/tailor build | customization services provided

1½ Storey Detached Factory
Artist's Impression Only



IDENTITY

DESIGN/TAILOR BUILD/
CUSTOMIZATION
SERVICE PROVIDED

Green Concept Building
Fast Speed Delivery
Option to Rent
Outright Purchase

i-Park hallmark qualities are not just an innovative park with integrated amenities at your easy reach, but you are also given the choice of custom design to suit your financial, technical and operational needs.

The master builder is at your service where i-Park offers flexibility and combination of standard spacious layout and functional green industrial premises or to customize your very own visionary and superbly sustainable buildings from scratch with timeliness delivery. The complete control is yours!

i-STAY

When it comes to a place to stay, employees often look for comfort, security and safety. Equally important is the amenities and convenience factors so that they are able to save time and money. Having all these in mind, i-Stay management was established.

We offer and operate dormitories for long term and short term stays. Ideal worker's accommodation within walking distance to their workplace with a capacity for 2,520 beds.



Workers' Dormitory
Artist's Impression Only

Healthy & Safe **Living Community**

i-Stay Management dormitories come with an array of facilities and amenities to make occupants' stay a memorable and convenient one.

Dormitory's facilities:
Shelter Walkway from dormitory to i-Park
Thumb Print / Facial Scan Tripod Turnstile Access System
Multi-purpose Hall
Canteen
Astro (Sport & Movies)
First Aid Room
Emergency Assembly Area
Park Gym
Table Tennis Equipment
ATM
Grocery Shop
Bicycle Shop
Telephone Shop
Automated Laundry Shop
Mineral Water Vending Machine

Master **Site Plan**

1. Main Entrance/Guardhouse 1
2. Entrance/Guardhouse 2
3. Entrance/Guardhouse 3
4. Workers' Dormitory
5. i-Park Privilege Club
6. Commercial Development
7. Lakeside Recreational Park & Sport Facilities
8. Tennis Court
9. Futsal Court
10. Cycling Lane/ Pesdestrian Walkway
11. Sales Gallery

Overall Development Land Area

approx. **189** acres

FREEHOLD

TYPE A
1½ Storey Semi-detached Factory

TYPE B
1½ Storey Detached Factory
(approx. 1 acre)

TYPE C
1½ Storey Detached Factory
(approx. 2 acres/ above)

PHASE 1

PHASE 2

PHASE 3
(future development)



All the above items are subject to variations, modifications, and substitutions as may be required by authorities or recommended by the Architect or Engineer.

Artist's Impression Only

Another Exciting Project by

AME DEVELOPMENT

AME Development (a member of AME Group) was established as a property developer with a strong commitment to quality and dynamic result-orientated approach. AME is an integrated boutique industrial developer with vast experiences who provides one stop service centre rendering services from project establishment including design development and planning stages with relevant authorities; on site construction and management; even post maintenance work after delivery of the buildings to clients. All these projects with buildings vary from manufacturing factories (electronics / precision engineering / F&B / consumer products); oleo chemical/processing plant; warehouses; etc.

i-Park, AME Development signature project as an award winning industrial park development that gives you the vital edge you need to succeed by perfectly integrating well-planned master development, amenities & infrastructure, excellent location with easy accessibility, last but not least the high quality industrial space optimized your operations within a sustainable clean and green environment, the most conducive workplace in Iskandar Malaysia.

F.O.P.

FUJIPLATES MANUFACTURING SDN BHD

(A subsidiary of Fuji Offset Plates Manufacturing Ltd)

The FOP Group supplies a range of products to cater to the printing industries. Its products includes offset printing plates and related chemicals, and gravure cylinders. Every product FOP ships is manufactured to exacting standards, and must exceed even the most stringent of quality control. This commitment to customers has been ingrained in each and every one of us along the production line. We will not stop till we have attained perfection.

ANOTHER EXCITING PROJECT BY

AME DEVELOPMENT

JOINT VENTURE PROJECT

(A subsidiary of Fuji Offset Plates Manufacturing Ltd)

F.O.P.

FUJIPLATES MANUFACTURING SDN BHD

IPARK DEVELOPMENT SDN. BHD. (1018693-K)
No.18, Jalan Angkasa Mas 6, Kawasan Perindustrian Tebrau 2,
81100 Johor Bahru, Johor.

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Terms and conditions apply.

+607 - 2881 808
+6018-6355 525
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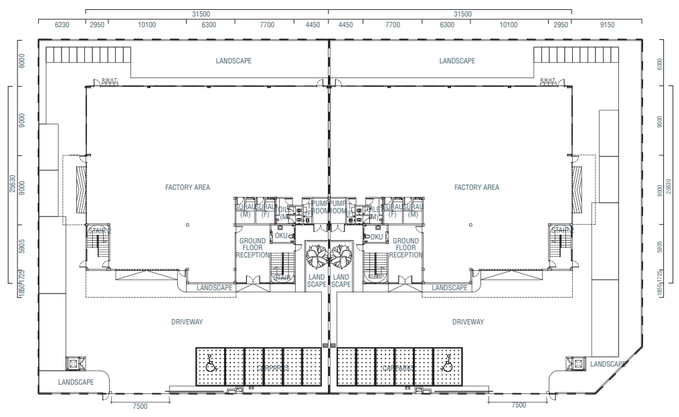
1½ STOREY SEMI-DETACHED FACTORY

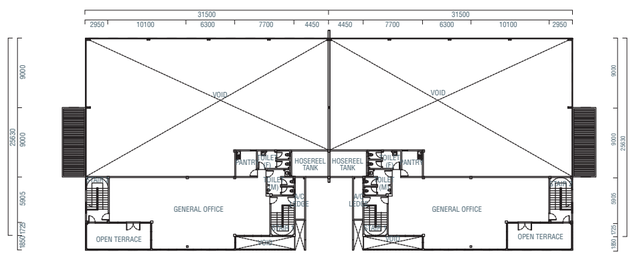


1½ STOREY SEMI-DETACHED FACTORY
BUILDING PLAN

LAND AREA	Approx. 18,674.51 - 21,440.29 sq.ft.
GROSS FLOOR AREA	Approx. 12,073 - 12,391 sq.ft.

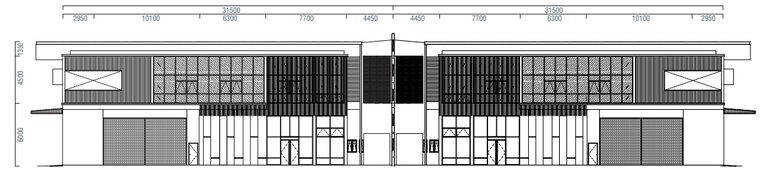


GROUND FLOOR

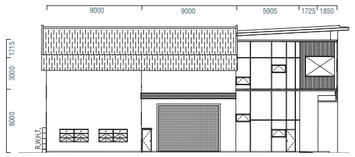


FIRST FLOOR

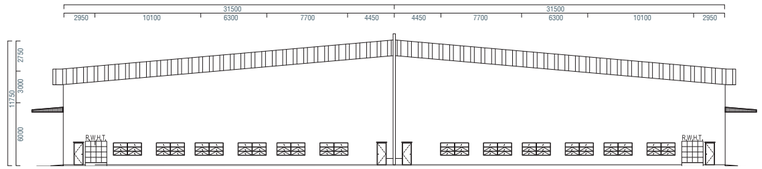
1½ STOREY SEMI-DETACHED FACTORY
ELEVATION PLAN



FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION

STANDARD BUILDING SPECIFICATION

FACTORY HEIGHT	:	9m
FLOOR DESIGN LOADS		
Production area (Ground Floor)	:	20kN/m², Non-Suspended Floor Slab
Office Area (Mezzanine Floor)	:	2.5kN/m²
ROOF DESIGN LOADS		
Production Area Roof	:	Imposed dead load = 0.25kN/m² (Load of Rafter, Purlin, Metal Roofing Sheet, Insulation, Lighting Fitting and Gypsum Board Ceiling with Aluminium Tee Frame.) Live load= 0.25kN/m²
ROOF SYSTEMS		
Roof Structure	:	Structural Steel designed to BS 5950 Standard
Roof Sheets	:	Zincalume Metal Roof c/w 50mm thick fiberglass insulation
Rain Water Down Pipe	:	Exposed 150mm Ø UPVC pipe (Production Area)
	:	Concealed 150mm Ø UPVC pipe (Office Area)
Gutter	:	Stainless Steel Gutter
WALLS		
Internal Wall (Office & Hose Reel Tank Area)	:	115mm thick common brick wall with plaster and painted with emulsion paint.
	:	Ceramic wall tiles to toilets (2.1m High),
External Wall (Office Area)	:	115mm thick common brick wall with plaster and painted with weather bond paint.
External Wall (Production Area)	:	Brickwall and / or Precast Wall and painted with weather bond paint.
FLOORS		
Ground floor slab	:	150mm thick G25 concrete with a layer of polythene sheet and BRC A7
Production Finishes	:	4kg/m² floor harderner finishes
Office & Lobby Finishes	:	Polished tiles
Lobby Staircase Finishes	:	Polished tiles
Toilet Floor Finishes	:	Matt Surface Ceramic Tiles
DOORS		
External Doors	:	Motorized Roller Shutters and Mild Steel Doors (Production Area)
	:	Tempered glass door (Entrance Area)
Internal Doors	:	Fire-rated Door (Based on local authority requirement) & Timber Flush Door (Office Area)
WINDOWS		
External Windows	:	NA Aluminium Casement Window (Production Area)
	:	Reflective Glass Curtain Wall (Office Area)
	:	Aluminium Framed Top Hung Windows (Office Area)

CEILING		
Office Area	:	2ft x 4ft Gypsum Pin Hole False Ceiling (Office Area)
	:	Gypsum Board Plaster Ceiling (Lobby Area)
Production Area	:	Exposed Steel Structure (No Ceiling)
INFRASTRUCTURE WORKS		
External Road	:	150mm thick Reinforced Concrete Road c/w road marking
Parking Bays	:	150mm thick Reinforced Concrete Road c/w parking lot
Fencing	:	Front Signage : 7.5m length Common Brick Wall with c/w plaster cement and painted with weatherbond paint
	:	Perimeter : 150mm High Kerb with 1.8m High BSP Fencing
Gate	:	7.5m Wide Sliding Gate Without Motor
	:	Power Point for Motor Provided
Drainage System	:	Concealed Pipe Culvert Drain
Sewerage System	:	Vitrified clay pipe (VCP) connect to main sewerage line.
Bin Center	:	1 no.
Hose Reel Tank & Plinth	:	1 no.
STANDARD MECHANICAL & ELECTRICAL SPECIFICATION		
MSB 400A (setting 200A)	:	1 no.
DB 150A	:	1 no.
DB 60A	:	2 nos.
Lighting Point	:	61 nos.
13A S/S/O	:	31 nos.
15A Air-Cond Power Point	:	3 nos.
Emergency Light	:	12 nos.
Keluar' sign	:	8 nos.
Telephone MDP	:	2 nos.
Data Point	:	2 nos.
30A Isolator Point	:	3 nos.
FIRE PROTECTION SYSTEMS		
Fire Alarm System	:	Yes
Hosereel System	:	Yes
Portable Fire Extinguisher	:	Yes
PLUMBING & WATER RECTICULATION SYSTEMS		
Water Tank for Toilet only	:	Yes
Incoming Domestic Piping & Discharged Piping	:	Yes

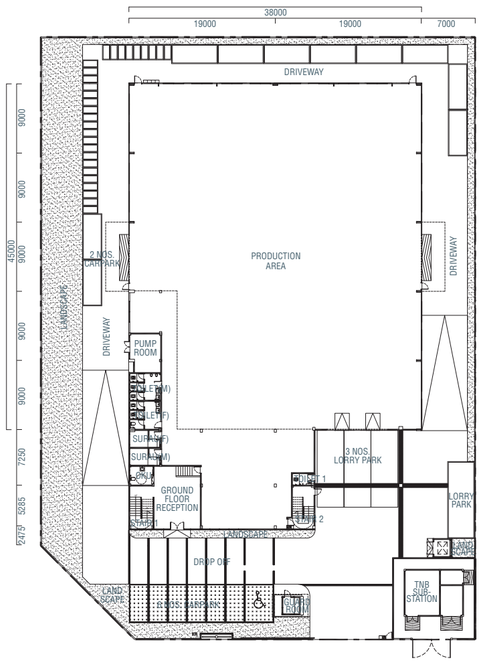
I½ STOREY DETACHED FACTORY (approx. 1 acre)



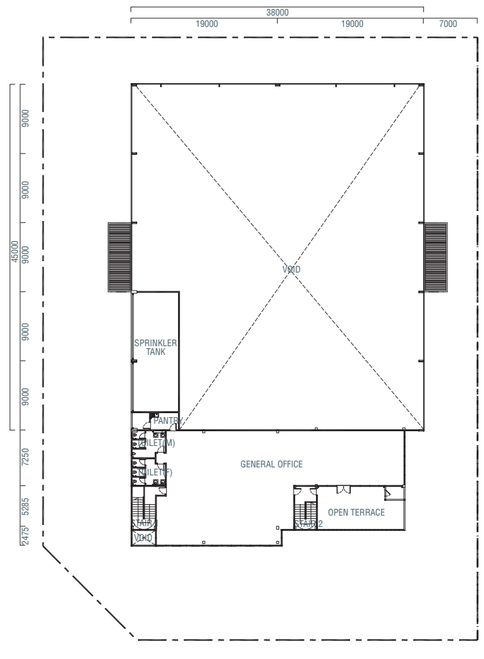
1½ STOREY DETACHED FACTORY
(approx. 1 acre)

BUILDING PLAN

LAND AREA	Approx. 42,514.56 - 46,914.12 sq.ft.
GROSS FLOOR AREA	Approx. 30,745 - 31,202 sq.ft.



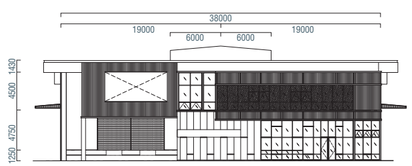
GROUND FLOOR



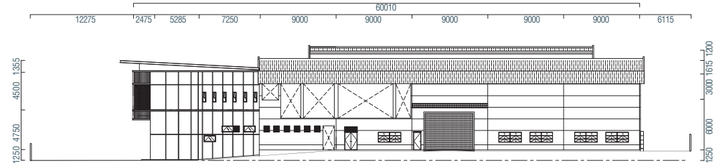
FIRST FLOOR

1½ STOREY DETACHED FACTORY
(approx. 1 acre)

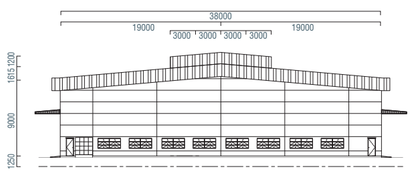
ELEVATION PLAN



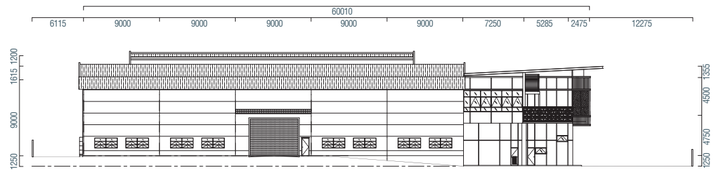
FRONT ELEVATION



RIGHT ELEVATION



REAR ELEVATION



LEFT ELEVATION

STANDARD BUILDING SPECIFICATION

FACTORY HEIGHT	:	9m
FLOOR DESIGN LOADS		
Production area (Ground Floor)	:	20kN/m², Non-Suspended Floor Slab
Office Area (Mezzanine Floor)	:	2.5kN/m²
ROOF DESIGN LOADS		
Production Area Roof	:	Imposed dead load = 0.25kN/m² (Load of Rafter, Purlin, Metal Roofing Sheet, Insulation, Lighting Fitting, Sprinkler Pipe & Gypsum Board Ceiling with Aluminium Tee Frame.) Live load= 0.25kN/m²
ROOF SYSTEMS		
Roof Structure	:	Structural Steel designed to BS 5950 Standard
Roof Sheets	:	Zincalume Metal Roof c/w 50mm thick fiberglass insulation
Rain Water Down Pipe	:	Exposed 150mm Ø UPVC pipe (Production Area)
	:	Concealed 150mm Ø UPVC pipe (Office Area)
Gutter	:	Stainless Steel Gutter
WALLS		
Internal Wall (Office and Sprinkler Tank Area)	:	115mm thick common brick wall with plaster and painted with emulsion paint.
	:	Ceramic wall tiles to toilets (2.1m High)
External Wall (Office Area)	:	115mm thick common brick wall with plaster and painted with weather bond paint.
External Wall (Production Area)	:	Brick wall and/or Precast wall and painted with weather bond paint
FLOORS		
Ground floor	:	150mm thick G25 concrete with a layer of polythene sheet and BRC A7
Production Finishes	:	4kg/m² floor harderner finishes
Office & Lobby Finishes	:	Polished tiles
Lobby Staircase Finishes	:	Polished tiles
Toilet Floor Finishes	:	Matt Surface Ceramic Tiles
DOORS		
External Doors	:	Motorized Roller Shutters and Mild Steel Doors (Production Area)
	:	Tempered glass door (Entrance Area)
Internal Doors	:	Fire-rated Door (based on local authority requirement) & Timber Flush Door (Office Area)
WINDOWS		
External Windows	:	NA Aluminium Casement Window (Production Area)
	:	Reflective Glass Curtain Wall (Office Area)
	:	Aluminium Framed Top Hung Windows (Office Area)

CEILING		
Office Area	:	2ft x 4ft Gypsum Pin Hole False Ceiling (Office Area)
	:	Gypsum Board Plaster Ceiling (Lobby Area)
Production Area	:	Exposed Steel Structure (No Ceiling)
INFRASTRUCTURE WORKS		
External Road	:	150mm thick Reinforced Concrete Road c/w road marking
Parking Bays	:	150mm thick Reinforced Concrete Road c/w parking lot
Fencing	:	Front Signage : 10m length Common Brick Wall with c/w plaster cement and painted with weatherbond paint
	:	Perimeter : 150mm High Kerb with 1.8m High BSP Fencing
Gate	:	9m Wide Sliding Gate Without Motor
	:	Power Point for Motor Provided
Drainage System	:	Concealed Pipe Culvert Drain
Sewerage System	:	Vitrified clay pipe (VCP) connect to main sewerage line
Bin Center	:	1 no.
Guardhouse	:	1 no.
Sprinkler Tank & Plinth	:	1 no.
TNB Sub-station	:	Subject to appropriate authority requirement
Dock Leveller	:	Subject to design

STANDARD MECHANICAL & ELECTRICAL SPECIFICATION

MSB 1000A (setting 600A)	:	1 no.	15A Air-Cond Power Point	:	4 nos.
DB 150A	:	1 no.	Emergency Light	:	18 nos.
DB 60A	:	2 nos.	Keluar' sign	:	10 nos.
DB 30A	:	1 no.	Telephone MDP	:	3 nos.
Lighting Point	:	102 nos.	Data Point	:	2 nos.
13A S/S/O	:	40 nos.	30A Isolator Point	:	5 nos.

FIRE PROTECTION SYSTEMS		
Fire Alarm System	:	Yes
Hosereel System	:	Yes
Automatic Sprinkler System (Ordinary Hazard)	:	Yes
Portable Fire Extinguisher	:	Yes
Hydrant System	:	Yes
PLUMBING & WATER RECTICULATION SYSTEMS		
Water Tank for Toilet only	:	Yes
Incoming Domestic Piping & Discharged Piping	:	Yes

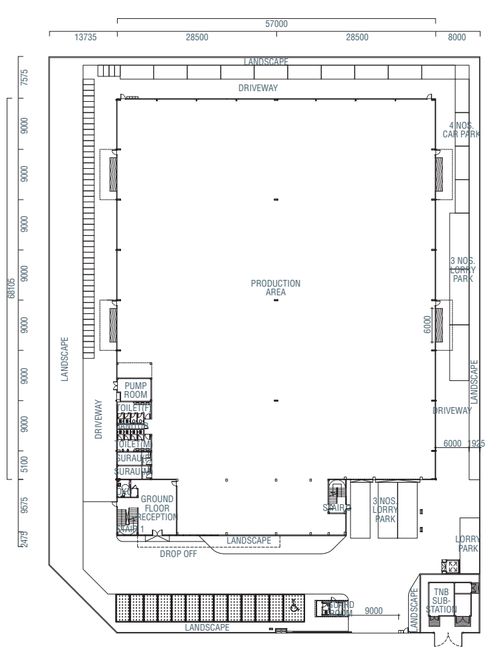
1½ STOREY DETACHED FACTORY (approx. 2 acres/above)



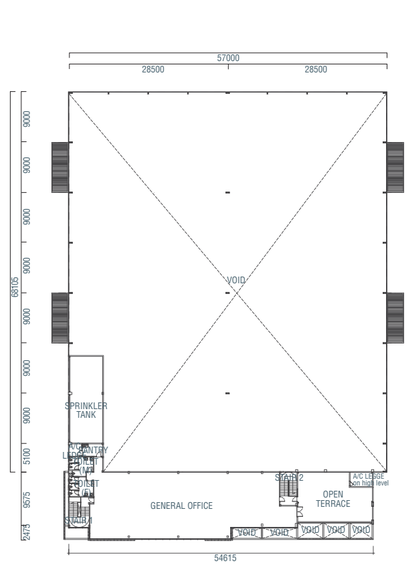
1½ STOREY DETACHED FACTORY
(approx. 2 acres/above)

BUILDING PLAN

LAND AREA	Approx. 79,104.96 – 103,939.44 sq.ft.
GROSS FLOOR AREA	Approx. 58,074 – 74,216 sq.ft.



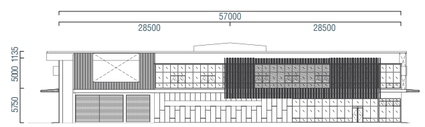
GROUND FLOOR



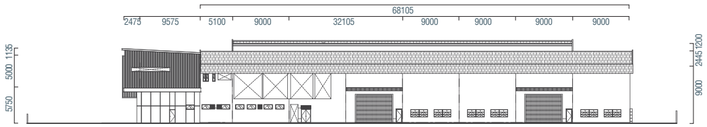
FIRST FLOOR

1½ STOREY DETACHED FACTORY
(approx. 2 acres/above)

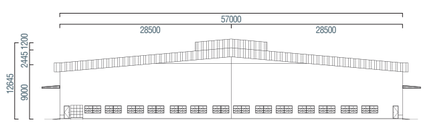
ELEVATION PLAN



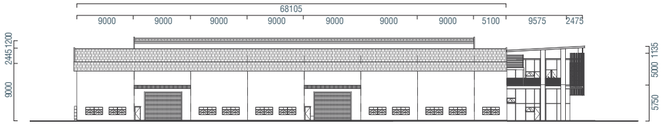
FRONT ELEVATION



RIGHT ELEVATION



REAR ELEVATION



LEFT ELEVATION

STANDARD BUILDING SPECIFICATION

FACTORY HEIGHT	:	9m
FLOOR DESIGN LOADS		
Production area (Ground Floor)	:	20kN/m², Non-Suspended Floor Slab
Office Area (Mezzanine Floor)	:	2.5kN/m²
ROOF DESIGN LOADS		
Production Area Roof	:	Imposed dead load = 0.25kN/m² (Load of Rafter, Purlin, Metal Roofing Sheet, Insulation, Lighting Fitting, Sprinkler pipe and Gypsum Board Ceiling with Aluminium Tee Frame.) Live load= 0.25kN/m²
ROOF SYSTEMS		
Roof Structure	:	Structural Steel designed to BS 5950 Standard
Roof Sheets	:	Zincalume Metal Roof c/w 50mm thick fiberglass insulation
Rain Water Down Pipe	:	Exposed 150mm Ø UPVC pipe (Production Area)
		Concealed 150mm Ø UPVC pipe (Office Area)
Gutter	:	Stainless Steel Gutter
WALLS		
Internal Wall (Office and Sprinkler Tank Area)	:	115mm thick common brick wall with plaster and painted with emulsion paint.
	:	Ceramic wall tiles to toilets (2.1m High)
External Wall(Office Area)	:	115mm thick common brick wall with plaster and painted with weather bond paint.
External Wall (Production Area)	:	Brick wall and/or Precast wall and painted with weather bond paint
FLOORS		
Ground floor	:	150mm thick G25 concrete with a layer of polythene sheet and BRC A7
Production Finishes	:	4kg/m² floor harderner finishes
Office & Lobby Finishes	:	Polished tiles
Lobby Staircase Finishes	:	Polished tiles
Toilet Floor Finishes	:	Matt Surface Ceramic Tiles
DOORS		
External Doors	:	Motorized Roller Shutters and Mild Steel Doors (Production Area)
	:	Tempered glass door (Entrance Area)
Internal Doors	:	Fire-rated Door (Based on local authority requirement) & Timber Flush Door (Office Area)
WINDOWS		
External Windows	:	NA Aluminium Casement Window (Production Area)
	:	Reflective Glass Curtain Wall (Office Area)
	:	Aluminium Framed Top Hung Windows (Office Area)

CEILING		
Office Area	:	2ft x 4ft Gypsum Pin Hole False Ceiling (Office Area)
	:	Gypsum Board Plaster Ceiling (Lobby Area)
Production Area	:	Exposed Steel Structure (No Ceiling)
INFRASTRUCTURE WORKS		
External Road	:	150mm thick Reinforced Concrete Road c/w road marking
Parking Bays	:	150mm thick Reinforced Concrete Road c/w parking lot
Fencing	:	Front Signage : 11m length Common Brick Wall with c/w plaster cement and painted with weatherbond paint
	:	Perimeter : 150mm High Kerb with 1.8m High BSP Fencing
Gate	:	9m Wide Sliding Gate Without Motor
	:	Power Point for Motor Provided
Drainage System	:	Concealed Pipe Culvert Drain
Sewerage System	:	Vitrified clay pipe (VCP) connect to main sewerage line
Bin Center	:	1 no.
Guardhouse	:	1 no.
Sprinkler Tank & Plinth	:	1 no.
TNB Sub-station	:	Subject to appropriate authority requirement
Dock Leveller	:	Subject to design

STANDARD MECHANICAL & ELECTRICAL SPECIFICATION

MSB 1000A (setting 600A)	: 1 no.	15A Air-Cond Power Point	: 3 nos.
DB 150A	: 2 nos.	Emergency Light	: 34 nos.
DB 60A	: 2 nos.	Keluar' sign	: 11 nos.
DB 30A	: 1 no.	Telephone MDP	: 3 nos.
Lighting Point	: 138 nos.	Data Point	: 2 nos.
13A S/S/O	: 43 nos.	30A Isolator Point	: 9 nos.

FIRE PROTECTION SYSTEMS

Fire Alarm System	: Yes
Hosereel System	: Yes
Automatic Sprinkler System (Ordinary Hazard)	: Yes
Portable Fire Extinguisher	: Yes
Hydrant System	: Yes

PLUMBING & WATER RECTICULATION SYSTEMS

Water Tank for Toilet only	: Yes
Incoming Domestic Piping & Discharged Piping	: Yes