



23 Defu South Street 1, Singapore 533847

Tel: (65) 6542 2882 Fax: (65) 6543 1818 Email: [enquiries@soilbuild.com](mailto:enquiries@soilbuild.com) Website: [www.soilbuild.com](http://www.soilbuild.com)

**INDUSTRIAL SPACE FOR LEASE**

**WEST PARK BIZCENTRAL**

Location	Zone / Description	Sizes Available (approx.)	Specifications	Factsheet	Contact Person(s)
22, 24, 26, 28, 32 Pioneer Crescent	Business 2 Stack-up / Ramp-up	16,000 sqft to 44,500 sqft	<ul style="list-style-type: none"> <li>- Immediate occupation</li> <li>- Direct loading / unloading @ door step</li> <li>- High power supply of 400amp to 2,160amp, 3-phase</li> <li>- 26 nos of parking lots for 40-footer container</li> <li>- 35 nos of parking lots for lorry</li> <li>- Natural ventilation</li> </ul>		Sik Boon 8869 0397  Jen Hu 9615 5249
20, 30 Pioneer Crescent	Business 2 Flatted Factories	1,400 sqft to 7,200 sqft	<ul style="list-style-type: none"> <li>- Immediate occupation</li> <li>- Air-con fitted ancillary office</li> <li>- Fully fitted &amp; bare condition units available</li> <li>- Almost move-in condition</li> <li>- Suitable for R&amp;D, E-commerce &amp; IT</li> <li>- Ample parking lots</li> <li>- Panoramic view of Pioneer from Blk 20</li> </ul>		





23 Defu South Street 1, Singapore 533847

Tel: (65) 6542 2882 Fax: (65) 6543 1818 Email: enquiries@soilbuild.com Website: www.soilbuild.com

**WEST PARK BIZCENTRAL**

UNIT AVAILABILITY

Floorplans	Storey	Unit No	Lettable Area (sqft)	Floor Loading	Floor-to-Floor Height (m)	Date Available	Asking Rental (psf / mth)	REMARKS
<b>Stack-up / Ramp-up</b>								
	4th storey	#04-12	18,460			Mar-22	\$1.65	1 month commission for 3 years lease term
	5th storey	#05-14	23,519			Apr-22	\$1.60	2 months commission for 3 years lease term
<b>Flatted Factories</b>								
	3rd storey	#03-01/02/03/04/05	4,725	10.0 kN/m2	approx. 3.0 m to 3.5 m	Immediate	\$1.60	1 month commission for 3 years lease term
	6th storey	#06-15/16/17	7,083					
	8th storey	#08-15/16/17	7,212					
	5th storey	#05-15/16/17 (Fitted Office)	7,007					
	9th storey	#09-01/02/03/04/05 (Fitted Office)	4,682					