

# TUAS CONNECTION

@ Tuas Loop



15 units of two-storey detached and semi-detached modern factory units with dedicated private compounds designed for heavy engineering, petrochemical and energy sectors

**Leasing Hotline:**  
**(65) 8363 8558**

1 to 10, 12, 14, 16, 18 & 20 Tuas Loop  
Singapore 637336 to 637350

Owned by:



**SoilBuild**  
BUSINESS SPACE REIT

## SPECIFICATIONS

### Type of Building

- Detached and semi-detached factories
- Zoned Business 2 - General Industries

### Net Lettable Area

- 60,486 sqm

### Estimated Unit Size

- 4,135 sqm

### Floor-to-Floor Height

- 1st storey floor to ridge soffit : 10.5 m to 12.0 m
- 1st storey floor to 2nd storey slab : 6.0 m
- 2nd storey floor to ridge soffit : 4.5 m to 6.0 m
- 2nd storey ceiling to roof ridge : 1.6 m

### Floor Loading

- Production floor : 20.0 kN/m<sup>2</sup>
- Mezzanine floor : 12.5 kN/m<sup>2</sup>
- Office : 5.0 kN/m<sup>2</sup>

### Electrical Supply

- Provision to cater power supply of up to 1,500 kVA



## ADDITIONAL FEATURES

- Functional layout with high ceiling and wide spans of production space (20 m to 30 m)
- Flexibility of combining units
- Overhead crane friendly, columns fitted with corbel ready
- Office space on 2nd floor

## LOCATION & ACCESSIBILITY

- Easy access to major expressways - AYE, PIE
- Close proximity to upcoming Tuas Crescent MRT station and future Tuas Port
- Near facilities of Raffles Marina, Raffles Country Club



Managed by:

**SB Property Services Pte Ltd**  
a subsidiary of Soilbuild Group Holdings Limited

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