



# 6TI

**6 Tampines Industrial Ave 5 (S) 528760**

**Sitting at the edge of TPE and right next to Giant, IKEA and Courts.**

**Multi-tenanted B2 building with air-conditioning system.**

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Map powered by Streetdirectory.com

## LOCATION

- 6 Tampines Industrial Ave 5 S(528760)
- Next to Tampines Retail Park

## ZONING

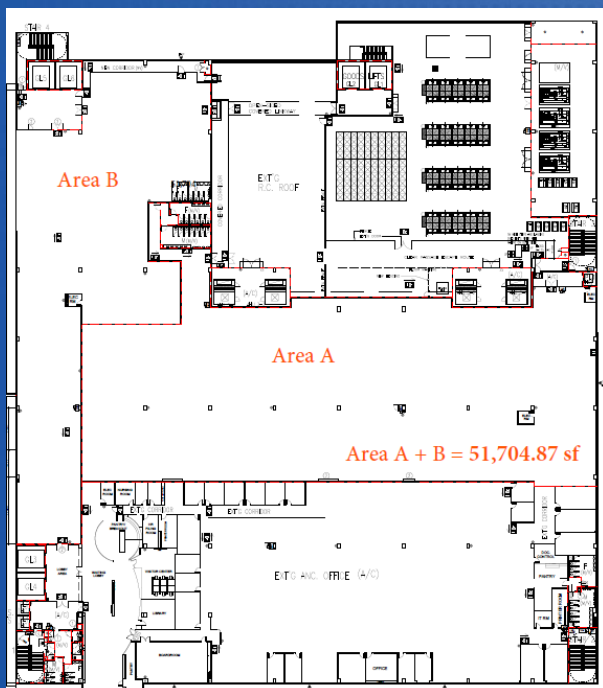
- Business 2

## ACCESSIBILITY

- 3 mins walk to nearby bus stops
- 9 mins drive to Tampines MRT
- Right next to Tampines Expressway (TPE)

## SUPPORTING AMENITIES

- 3 mins walk to IKEA/Giant
- Food Courts & other F&B establishments
- Shopping Malls
- Banks
- Childcare Centres



Site layout plan (level 3)

## BUILDING SPECIFICATIONS

### NLA

- Warehouse - 6,967.67 square metres / 75,000 square feet
- Manufacturing - 29,078.41 square metres / 313,000 square feet

### No. of Floors

- 3 Floors

### Power Supply

- 400 Amps available for level 3 partial space

### Clear Ceiling Height:

- 3rd Floor Manufacturing: 3.0 m

### Floor to Soffit Height

- 3rd Floor Manufacturing: minimum of 4.35m to various height

### Floor Loading

- 1st Floor Manufacturing: 15kN/m<sup>2</sup> / Warehouse 20kN/m<sup>2</sup>
- 2nd Floor Manufacturing: 10kN/m<sup>2</sup>
- 3rd Floor Manufacturing: 7.5kN/m<sup>2</sup>

### Column Grid

- 3rd Floor: 11.4 x 24.4 m

### Lifts

- 6 Cargo lifts of 6 ton each. Lift size: 2.5m (L) x 4m (D) x 3m (H)
- 3 Passenger lift (885kg)

### Air conditioning

- Aircon extension charges: - \$0.65/RTH BTU meter by tapping off Landlord's chilled water or AHU extension at \$265/hour/AHU

### Loading Bay

- 23 nos. at Level 1  
(Width of dock leveler: 2.39m)

### CAR PARKING LOTS

- 160 lots

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