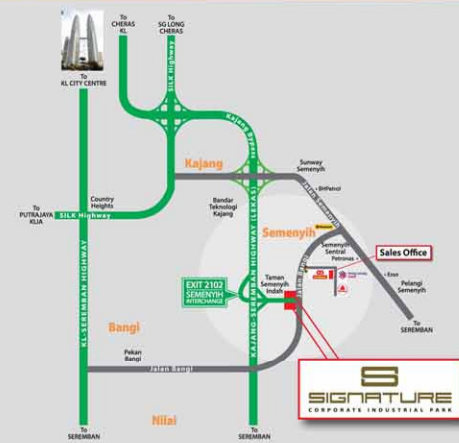


What you invest today is your foundation to success tomorrow.
今天所做的投资，奠定明天的成就。

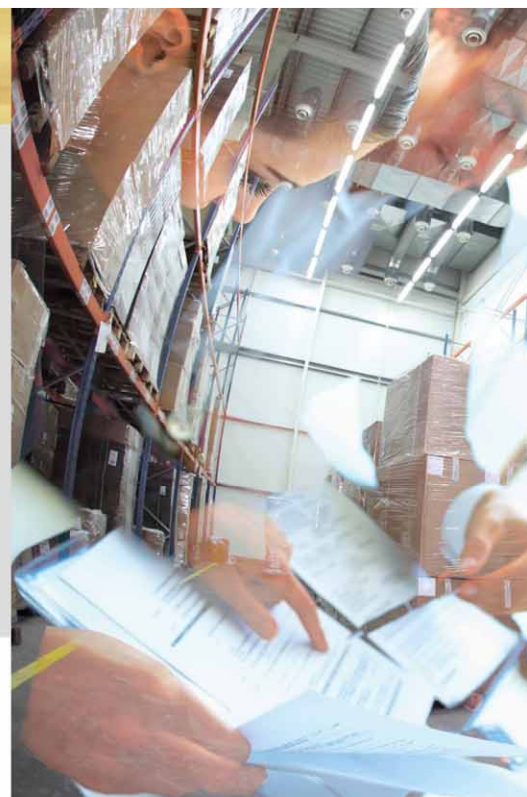


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Developer 发展商
Rising Sun Properties Sdn Bhd (116665-A)
Wisma Tenagapasti, No. 2, Persiaran Sungai Chua,
Pusat Perindustrian Sungai Chua, 43000 Kajang, Selangor Darul Ehsan.
Tel: 03-8739 8888 (Hunting Line) Fax: 03-8739 1199

A Member of
TENAGAPASTI GROUP
www.tenagapasti.com

Land Tenure: Freehold • Encumbrance: Nil
Expected Date of Completion: April 2014
Total Units: Type A - 12 units • Type B - 8 units
All plans, information and specification contained herein are subject to change without notification as may be required by the relevant authorities or the Developer's oversight and cannot form part of an offer in contract. All illustrations and pictures are artist impressions only. Official responsible care has been taken in providing this information, the Developer cannot be held liable for any errors or misrepresentation or change. The terms are subject to variation, modifications and substitution as may be recommended by the Company's consultants and/or relevant approving authorities.



A WELL PLANNED & SYNERGISTIC NETWORK

精心规划和四通八达的交通网络

The Signature Corporate Industrial Park boasts of a corporate industrial facility that is designed to accommodate a compatible community of industrial businesses. Every aspect of this development is well calculated, designed for optimum usage and built for modern times. From the unique dual frontage designs to the spacious road networking within, The Signature Corporate Industrial Park is where modern businesses meet to take advantage of both a reputable location and an all dynamic industrial development.

一个能够同时让企业和工业设施，在具有竞争力的环境下大展拳脚，精心规划的企业工业园。此项深思远虑的发展以长远未来作为全方位考量，独树一帜的双面临街设计到宽敞的工业园区交通网络，以及用途最广泛的精心设计和现代化建筑风格。这个精心规划的企业工业园，是现代企业坐拥得推荐的优越地理位置，掌握所有动态工业发展优势的不二选择。



- Easy Accessibility**
- 0.5 km to LEKAS Highway
 - 18 km to Seremban Highway
 - 30 km to Kuala Lumpur city centre
 - 38 km to Seremban
 - 40 km to KLIA



WHERE INDUSTRIES CONVERGE & **FLOURISH**

工商业汇集繁荣的旺地

Features 特点

- Power Supply: 3-Phase 150 Amp
- Large Built-up from 6,973 to 14,229 sq ft
- Practical & Functional Layout
- 30 Feet Ceiling Height for Production Area
- Wide Exit and Entryways
- Modern Corporate Facade
- Ample Car Parks & Loading Space
- 电源供应 - 150安培的3相电能
- 从6,973至14,229平方米的宽敞建筑面积
- 实用和功能式规划设计
- 生产区天花板高达30尺
- 宽大的出口和入口通道
- 现代化企业外观设计
- 充足的停车场及卸货空间

Renovation-Free Concept 免装修概念

- Motorised Roller Shutter System Installation
- Alarm Complete with System Installation
- Autogate with System Installation
- CCTV Complete with Recorder & System Installation
- Full Floor Tiles at Office & Staircase Areas
- 电动卷帘门系统安装
- 装置完善的警报系统
- 装置齐备的自动门系统
- 录像和装置齐全的闭路电视系统
- 办事处和楼梯地面全铺地砖



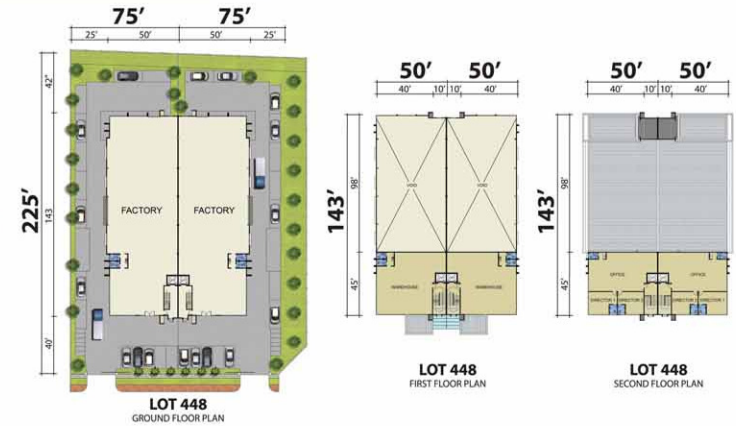
TYPE A (12 units)



3 Storey Semi-D Corporate Factory with Lift facility 具有升降机设备的三层楼半独立式企业厂房



TYPICAL UNIT 典型单位
from
75' x 225'
LOT SIZE 土地面积
from
16,984 - 36,186
sq ft
BUILT-UP SIZE 建筑面积
from
11,354 - 14,229
sq ft



SPECIFICATIONS

STRUCTURE	Reinforced Concrete (RC) Structure and/or Steel Structure	CEILING	Skim Coat / Plaster Ceiling	SANITARY INSTALLATIONS	1
WALL	Clay Brick / Cement Sand Brick	DOORS	Fire Rated Door	- Scavenging WC	5
ROOF STRUCTURE	Mezal Decking	- Office	Motorize Roller Shutter	- Bib Tap	7
ROOF FINISHES	Steel Trusses	- Factory	Solid Timber Door	- Sink with Tap	9
- Office	Porcelain Tiles	- Toilet	Frameless Tempered Glass Door	EXTERNAL FEATURE	1.8m Brickwall Fencing
- Factory	Cement Rendered	- Entrance	Reinforced Concrete Staircase with M.S. & Handrail	Front & Side Fencing	1.5m M.S Gate
- Toilet	Ceramic Tiles	STAIRCASE		Entrance Gate	Quality Passenger Lift
- Car Porch	Homogeneous Tiles	ELECTRICAL			
- Driveway	Premix Tiles	- Lighting Point	65		
- Staircase	Tiles	- 13A Switch Socket Outlet	27		
- Others	Cement Rendered	- Air-Conditioning Point	9		
		- Telephone Point	5		
		- Compound Light Point	3		
		- Auto-gate Point	1		

TYPE B (8 units)



3 Storey Semi-D Corporate Factory with Lift facility 具有升降机设备的三层楼半独立式企业厂房



TYPICAL UNIT 典型单位
from
65' x 179'

LOT SIZE 土地面积
from
12,749 - 22,977
sq ft

BUILT-UP SIZE 建筑面积
from
6,973 - 10,096
sq ft



SPECIFICATIONS

STRUCTURE	Reinforced Concrete (RC) Structure and/or Steel Structure	CEILING	Skim Coat / Plaster Ceiling	SANITARY INSTALLATIONS	1 Squatting WC
WALL	Clay Brick / Cement Sand Brick	DOORS	Fire Rated Door	- WC	5
ROOF	Metal Decking	- Office	Motorize Roller Shutter	- Bid Tap	7
ROOF STRUCTURE	Steel Trusses	- Factory	Solid Timber Door	- Sink with Tap	9
WALL FINISHES	Porcelain Tiles	- Toilet	Frameless Tempered Glass Door	EXTERNAL FEATURE	1.8m Brickwall Fencing
- Office	Cement Rendered	- Entrance	Reinforced Concrete Staircase with M.S. & Handrail	Front & Side Fencing	1.5m M.S Gate
- Factory	Ceramic Tiles	STAIRCASE		Entrance Gate	Quality Passenger Lift
- Toilet	Homogeneous Tiles	ELECTRICAL		ELEVATOR	
- Car Porch	Prismix Tiles	- Lighting Point	65		
- Driveway	Tiles	- 13A Switch Socket Outlet	27		
- Staircase	Cement Rendered	- Air-Conditioning Point	9		
- Others		- Telephone Point	5		
		- Compound Light Point	3		
		- Auto-gate Point	1		



RISING SUN - A DEVELOPER OF **SIG NATURE** PROPERTIES

旭日发展有限公司 - 优质产业发展



A DISTINCTIVELY UNIQUE RESIDENTIAL ENCLAVE

FREEHOLD



WHERE INDUSTRIES CONVERGE AND FLOURISH

FREEHOLD

