



21 Jalan Buroh

21 Jalan Buroh consists of a three-storey ramp-up warehouse and a seven-storey ancillary office block. It is highly visible along Jalan Buroh and is easily accessible from the Ayer Rajah Expressway, Jurong Port as well as the future Tuas Mega Port.

21 Jalan Buroh
Singapore 619478





ACCESSIBILITY

- 12 minutes' drive to Tuas Checkpoint
- 6 minutes' drive to Jurong Port

BUILDING SPECIFICATIONS

- 3-storey ramp-up warehouse with 7-storey ancillary office block

Floor Area

- Total NLA: Approx. 39,978 sqm

Typical Floor Plate

- Approx. 7,600 sqm for main warehouse

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Floor Loading

- Main Warehouse
 - 1st, 3rd & 5th storey: 30 kN/sqm
- Secondary Warehouse
 - 1st & 5th storey: 35 kN/sqm
- Ancillary office
 - 1st - 7th storey: 3.5 kN/sqm

Ceiling Height (Maximum Height)

- Floor-to-Floor
 - Main Warehouse
 - 1st, 3rd & 5th Warehouse: 7.5 m
 - Secondary Warehouse
 - 1st storey: 14.2 m
 - 5th storey: 12.0 m
 - Ancillary office
 - 1st - 7th storey: 3.75 m

Column Grid

- Main Warehouse
 - 1st, 3rd & 5th storey: Approx. 10.0 m x 10.0 m

Lifts

- Passenger lifts: 2 x 900 kg (13 persons)
- Cargo lift: 1 x 3,000 kg
 - Dimension: 2.4 m (W) x 2.3 m (L) x 2.6 m (H)
 - Lift car door size: 2.2 m (W) x 2.5 m (H)

Loading Bay Facilities

- Main Warehouse
 - 10 loading/unloading bays with dock levellers
- Secondary Warehouse
 - 1 loading/unloading bay with dock leveller

Parking Lots

- Car: Approx. 89
- Container: Approx. 73
- Lorry: Approx. 60
- Motorcycle: Approx. 15

Power Supply Allocation

- 3,000 kva for the whole building

Provisions

- Closed circuit TV system
- Fire alarm system: Conventional with manual call point, alarm bell, heat & smoke detectors

Provisions

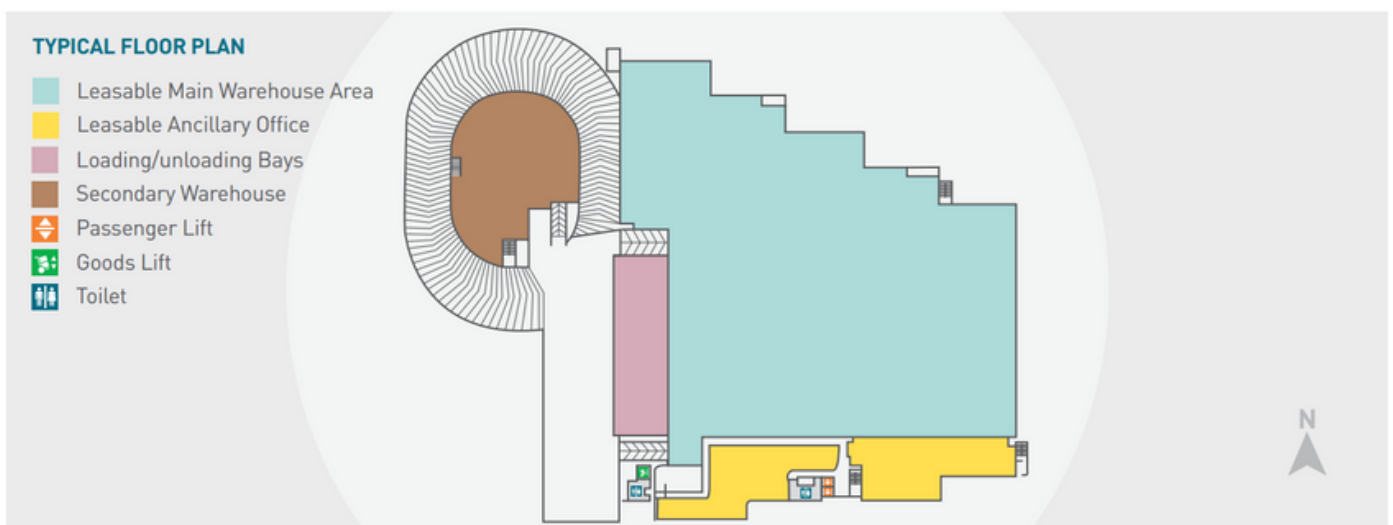
- Closed circuit TV system
- Fire alarm system: Conventional with manual call point, alarm bell, heat & smoke detectors

Amenities

- 2.6 km to Pioneer MRT station
- 2.6 km to SuperBowl Jurong
- 2.9 km to Jurong Food Centre and Jurong West Hawker Centre
- 3.9 km to Jurong Point Shopping Mall and Boon Lay MRT station

Others

- Open yard: Approx. 5,827 sqm
- Container car park: Approx. 7,779 sqm



Leasing Enquiries [✉ sg.marketing@capitaland.com](mailto:sg.marketing@capitaland.com) ☎ 6508 8686 📱 9757 7000 (message-only service available on weekdays from 8.30am to 6pm)

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