



# THE KENDALL

The Kendall is specially designed for chemicals, life sciences and IT companies. Units come in bare shell condition and are equipped with dedicated exhaust duct space. Chilled water and floor traps are provided in each unit.

50 Science Park Road, The Kendall  
Singapore Science Park 2 Singapore 117406



### ACCESSIBILITY

- Within 5 to 10 minutes' drive from National University of Singapore (NUS)
- 15 minutes' drive from Central Business District, Clementi and Buona Vista MRT stations
- Bus no. 183 to Jurong East Interchange located conveniently in front The Galen
- 5 minutes' walk to bus stop with bus nos. 10, 30, 51, 143, 188 & 200

### Shuttle Bus Services

- Conveniently located in front of The Galen
  - To Singapore Science Park 1 & 2, NUS and Kent Ridge MRT station (Complimentary)
  - To Haw Par Villa MRT station (\$0.20 per trip)

### BUILDING SPECIFICATIONS

#### Type of Building

- 6-storey research building with basement carpark

#### Type of Premises

- Research unit:  
Bare unit ideal for any R&D activities from wet laboratory to software development and IT set-ups

### Floor Area

- Total NLA: Approx. 16,870 sqm

### Floor Loading

- 1st storey: 7.5 - 10.0 kN/sqm
- 2nd - 6th storey: 7.5 kN/sqm

### Ceiling Height

- Floor to slab soffit: 4.6 m

### Column Grid

- Approx. 13.6 m x 13.6 m

### Lifts

- Passenger lifts: 3 x 1,155 kg (17 persons)
- Service lift: 1 x 2,450 kg (36 persons)
  - Dimension: 2.1 m (W) x 2.4 m (D) x 2.5 m (H)
  - Lift car door size: 1.7 m (W) x 2.4 m (H)
- Cargo lift: 1 x 2,500 kg
  - Dimension: 2.0 m (W) x 2.5 m (D) x 2.5 m (H)
  - Lift car door size: 2.0 m (W) x 2.4 m (H)

### Loading Bay Facilities

- 3 loading/unloading bays

### Parking Lots

- Car: Approx. 155
- Parking lot allocation: 1 lot per 100 sqm leased

### Air-conditioning System

- Central chilled water tap-off points available at \$0.12 per kWhr

### Power Supply Allocation

- Approx. 201 watts or 0.28 amps per sqm of lettable area (3-Phase)

### Provisions

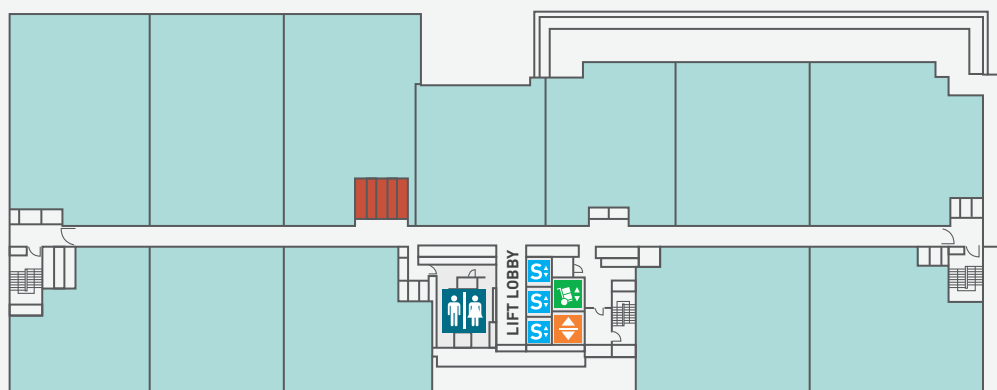
- Telecommunication facilities: Tap-off points available at TAS riser ducts
- MATV connection: Tap-off points available from data riser duct, enabling TV broadcast reception
- Automatic fire alarm system and sprinkler system
- Basic CCTV system installed at entrance and exit points of basement car park, 1st storey lift lobby, loading/unloading bays and service lift

### Amenities

- Food court

### TYPICAL FLOOR PLAN

- Leasable Area
- Riser
- Passenger Lift
- Cargo Lift
- Service Lift
- Toilet



For enquiries, please contact our marketing team at 6508 8686