# XILIN DISTRICENTRE D

Xilin Districentre D is located within 6 minutes' drive to Singapore Changi Airport, Singapore Expo, Changi Business Park, East Coast Parkway and easily accessible to the Pan-Island Expressway. This property comprises a four-storey warehouse with ancillary offices.

6 Changi South Street 2
Xilin Districentre D
Singapore 486349

CapitaLand

## ACCESSIBILITY

- Close to East Coast Parkway and Pan-Island Expressway
- 5 minutes' drive from Expo MRT station
- Close to Xilin MRT station (Opening 2025)
- Easily accessible to Singapore Changi Airport

## BUILDING SPECIFICATIONS

### Type of Building

- 4-storey warehouse development with ancillary office
- BCA Green Mark Gold Award

### Floor Area

- Total NLA: Approx. 15,753 sqm

### Floor Loading

- Ancillary Office: 3.5 kN/sqm
- Warehouse
  - 1st storey: 40.0 kN/sqm
  - 4th storey: 15.0 kN/sqm
  - 6th storey: 30.0 kN/sqm

### Ceiling Height (Maximum Height)

- Ancillary Office (Floor to false ceiling): 2.9 m to 4.6 m
- Warehouse (Floor to slab soffit)
  - 1st storey: Approx. 19.4 m
  - 4th storey: Approx. 7.4 m
  - 6th storey: Approx. 10.1 m

### Lifts

- Passenger lift: 1 x 1090 kg (16 persons)
- Cargo lifts:
  - 2 x 4,000 kg
    - Dimension: 3 m (W) x 3 m (D) x 2.7 m (H)
    - Lift car door size: 2.5 m (W) x 2.5 m (H)
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### Loading Bay Facilities

- 10 loading/unloading bays

### Parking Lots

- Car: Approx. 26
- Motorcycle: Designated area for parking
- Lorry: Approx. 7

### Provisions

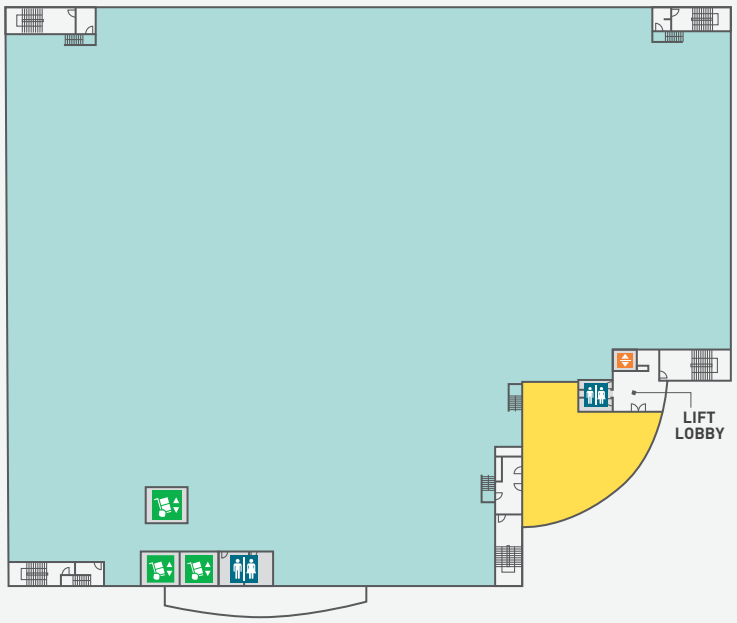
- 24-hour security surveillance

### Amenities

- Cafeteria at adjacent Xilin Districentre A & B
- Near Laguna Country Club

## TYPICAL FLOOR PLAN

- Leasable Warehouse Area
- Leasable Ancillary Office
- Passenger Lift
- Cargo Lift
- Toilet

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