



**Starcity Property Sdn Bhd** (967929-D) E(1)1395/9  
No 2-3, Jalan Radin Anum 2, Bandar Baru Sri Petaling, 57000, Kuala Lumpur.  
Tel: 03-9054 8582  
(SST No:B16-1809-32000636)

## For Sale Detached Factory at Subang 2

### Property Detail

### Agent Detail

**Listing Type:** SALE  
**Category Type:** Industrial  
**Property Type:** Detached factory  
**State:** Selangor  
**City:** Shah Alam  
**Postcode:** 40150  
**Selling Price:** RM 45,000,000  
**Build-up:** 120,000.00 sq.ft  
**Land Area:** 170,000.00 sq.ft - 0 x 0  
**Power supply(AMP):** 10  
**Ceiling height(ft):** 40.00  
**Tenure:** Leasehold  
**Title Type:** individual  
**Land Title Type:** Industrial  
**Occupancy Status:** tenanted  
**Unit Type:** Intermediate



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### Property Detail

## Detached Factory For Sale Along the Main Road.

We are pleased to present an exclusive opportunity to acquire a remarkable detached factory located prominently along the main road. This proposal highlights the key features and benefits of this property, making it an excellent choice for both self-use and investment purposes. We encourage you to contact us at your earliest convenience to arrange a viewing.

### Property Details:

#### Building Size:

Factory: 110,000 square feet

Office: 10,000 square feet

Land Area: 170,000 square feet

#### Key Features:

**Prime Location:** Situated along the main road, the property offers exceptional visibility and accessibility.

**Generous Ceiling Height:** The factory boasts a ceiling height of 40 feet at the eaves, providing ample vertical space for various manufacturing operations.

**Versatile Use:** The property is suitable for diverse industries and can accommodate a range of manufacturing processes.

**Investment Potential:** With a ready tenant for this premises, the property presents a promising investment opportunity.

### Contact Information:

To learn more about this incredible opportunity and to schedule a viewing, please do not hesitate to contact me Sue-Lyn via phone or WhatsApp at 0197006060.

We look forward to assisting you in acquiring this exceptional factory.



