



**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)

## Great Location Sek 23

### Property Detail

**Listing Type:** SALE  
**Category Type:** Industrial  
**Property Type:** Warehouse  
**State:** Selangor  
**City:** Shah Alam  
**Postcode:** 40150  
**Selling Price:** RM 19,999,999  
**Build-up:** 28,000.00 sq.ft  
**Land Area:** 56,000.00 sq.ft - 0 x 0  
**Power supply(AMP):** 600  
**Ceiling height(ft):** 25.00  
**Floor Loading(ton/m2):** 2.00  
**Tenure:** Leasehold  
**Title Type:** individual  
**Land Title Type:** Industrial  
**Occupancy Status:** vacant  
**Unit Type:** Intermediate  
**Direction:** South  
**Condition:** Unfurnished

### Agent Detail



**PANG KUAN SHIONG**  
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### Property Detail

Looking for a prime location to set up your industrial business? Look no further than the detached factory in Seksyen 23 Shah Alam! Strategically located adjacent to the highway, this purely-industrial area provides convenient access to other parts of town, making it an ideal spot for any business looking to establish itself in the area.

With easy accessibility to major highways such as KESAS, Federal, and LKSA, the factory is also located in a highly populated area, making it easy to find skilled workers and accommodation nearby. Plus, with other factories nearby such as DHL, Panasonic, and Hitachi, there is an established industrial presence in the area.

Surrounding amenities such as shopping malls, parks, hotels, and libraries, as well as the proximity to the Shah Alam Convention Centre, ACC Expo Centre, and PKNS Complex, provide businesses with easy access to essential services and facilities. Whether you're in the warehouse, manufacturing, 5S, or showroom industry, the detached factory in Seksyen 23 Shah Alam is the perfect location for your business to thrive.

Don't miss out on this incredible opportunity! Contact us today to learn more about the detached factory in Seksyen 23 Shah Alam.













