



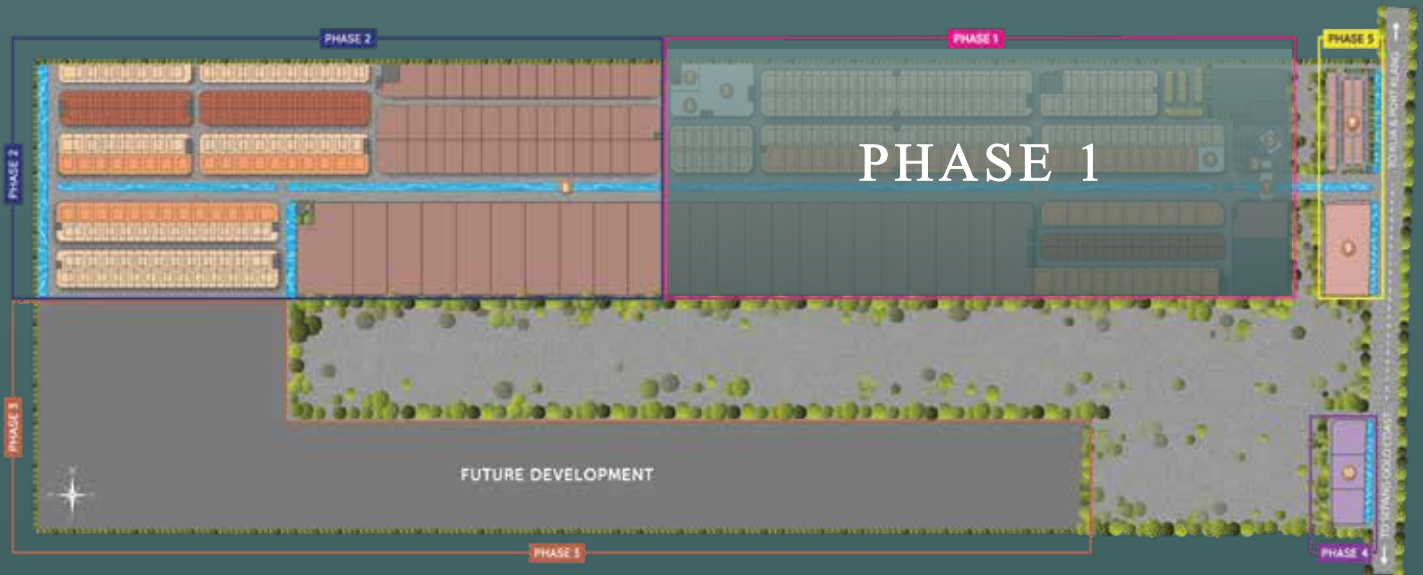
NCT SMART INDUSTRIAL PARK

FORWARD • REVOLUTION • SUSTAINABILITY

Phase I



MASTER PLAN



LEGEND				
PHASE 1 230.09 acres	PHASE 2 230.09 acres	PHASE 3 236.30 acres	PHASE 4 7.43 acres	PHASE 5 28.57 acres
DETACHED	TERRACE	DETACHED	CLUSTER	FUTURE DEVELOPMENT
SEMI - DETACHED	BUILT-TO-SUIT	SEMI - DETACHED	BUILT-TO-SUIT	PETROL LAND
CLUSTER				COMMERCIAL HUB

SITE PLAN



LEGEND			
SEMI - DETACHED A1 77' x 167' 7,040 sq.ft.	SEMI - DETACHED A2A 77' x 187' 8,723 sq.ft.	DETACHED A4A 116' x 222' 14,364 sq.ft.	CLUSTER FACTORY CL-A1 79' x 98' 4,494 sq.ft.
SEMI - DETACHED A1A 77' x 167' 7,290 sq.ft.	SEMI - DETACHED A3 77' x 203' 10,036 sq.ft.	DETACHED A5 159' x 197' 20,336 sq.ft.	BUILT-TO-SUIT 2.97 acres
SEMI - DETACHED A2 77' x 187' 8,145 sq.ft.	DETACHED A4 116' x 222' 13,405 sq.ft.	LINK - HYBRID H1 26' x 66' 2,443 sq.ft.	BUILT-TO-SUIT From 3.50 acres

SUPPORTED BY THE SELANGOR GOVERNMENT

Invaluable support from trusted state government agencies such as Invest Selangor, MITI, as well as MIDA, positions NCT Smart Industrial Park as the prime investment location poised to further strengthen the economy and shape the future global industry.



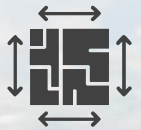
Supported by
Selangor's investment
ecosystem



Professional park
management
& services



Designed with
ESG and GreenRE
principles



Flexible layouts* for
efficiency & scalability

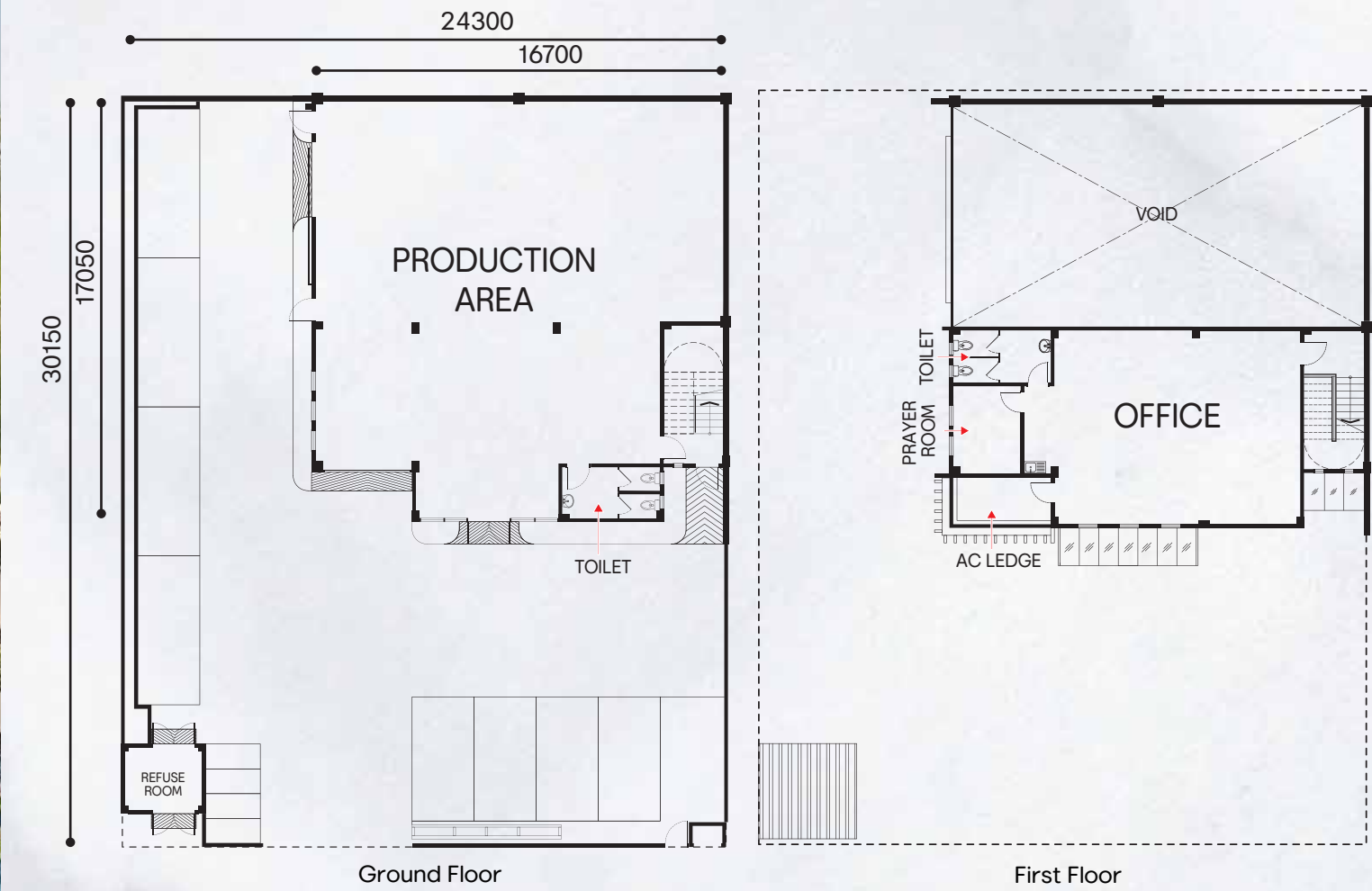
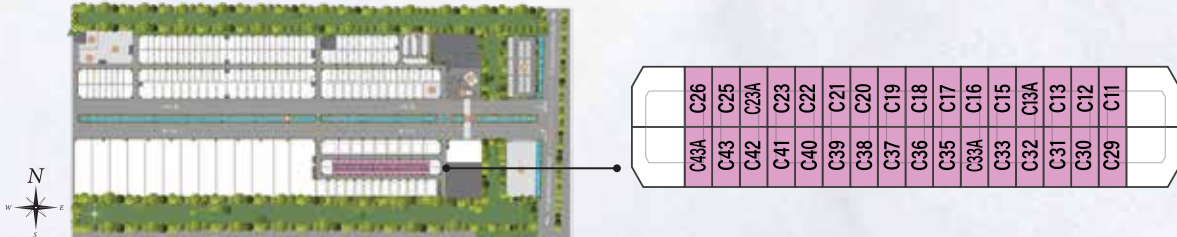


Strategic access
to key corridors



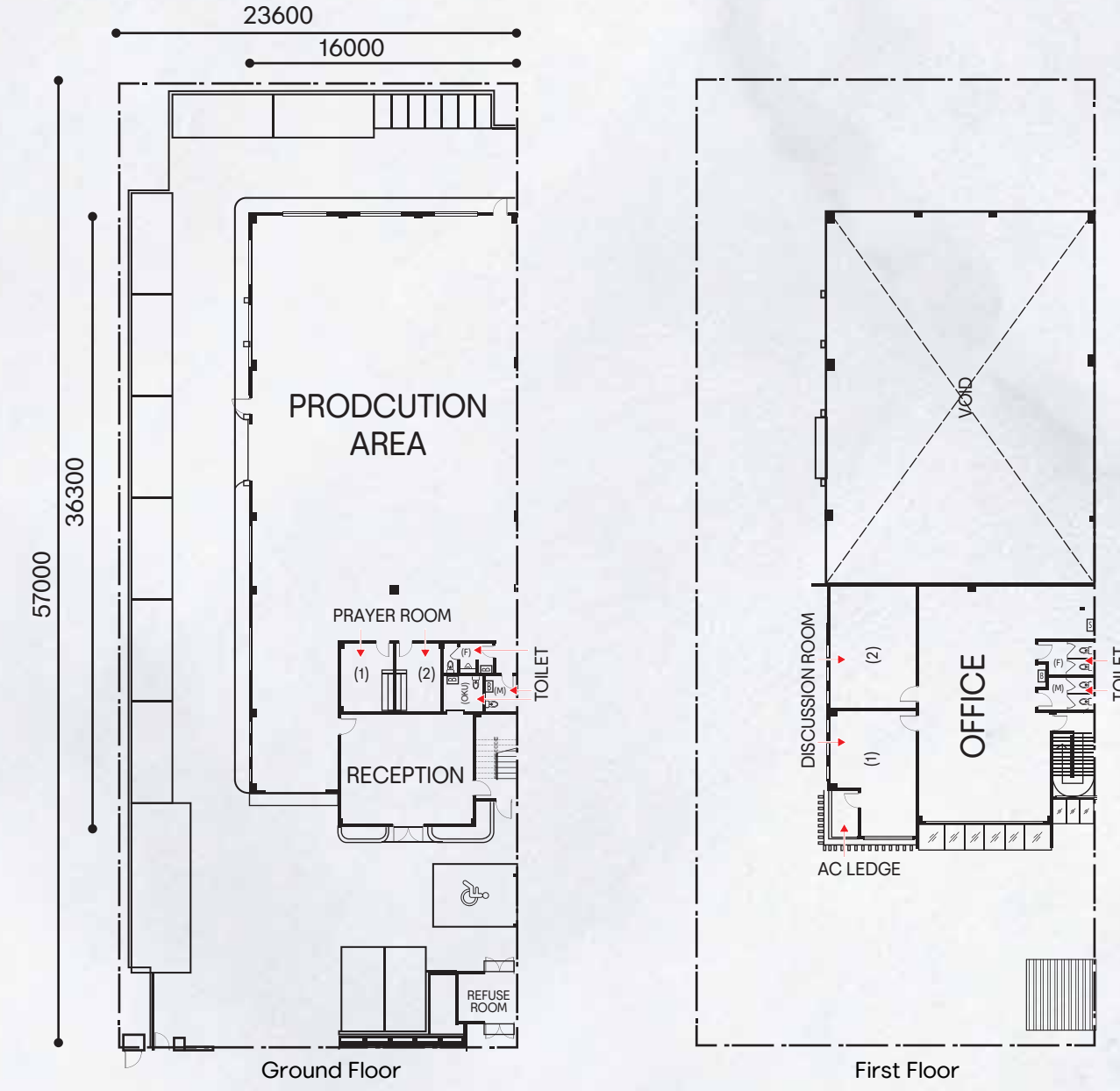
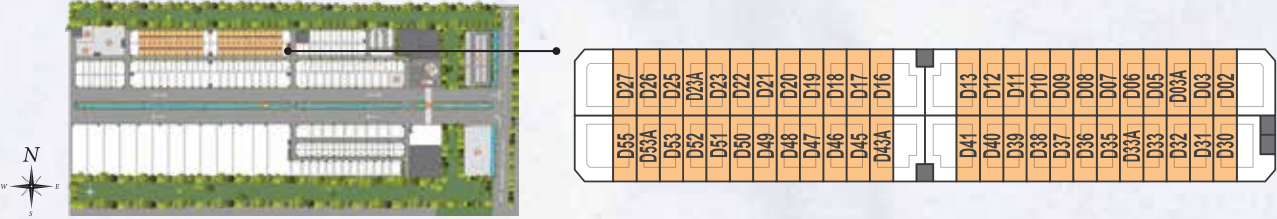
CLUSTER FACTORY

Build Up From : 4,494 sq.ft. | Land Size : 7,886 sq.ft



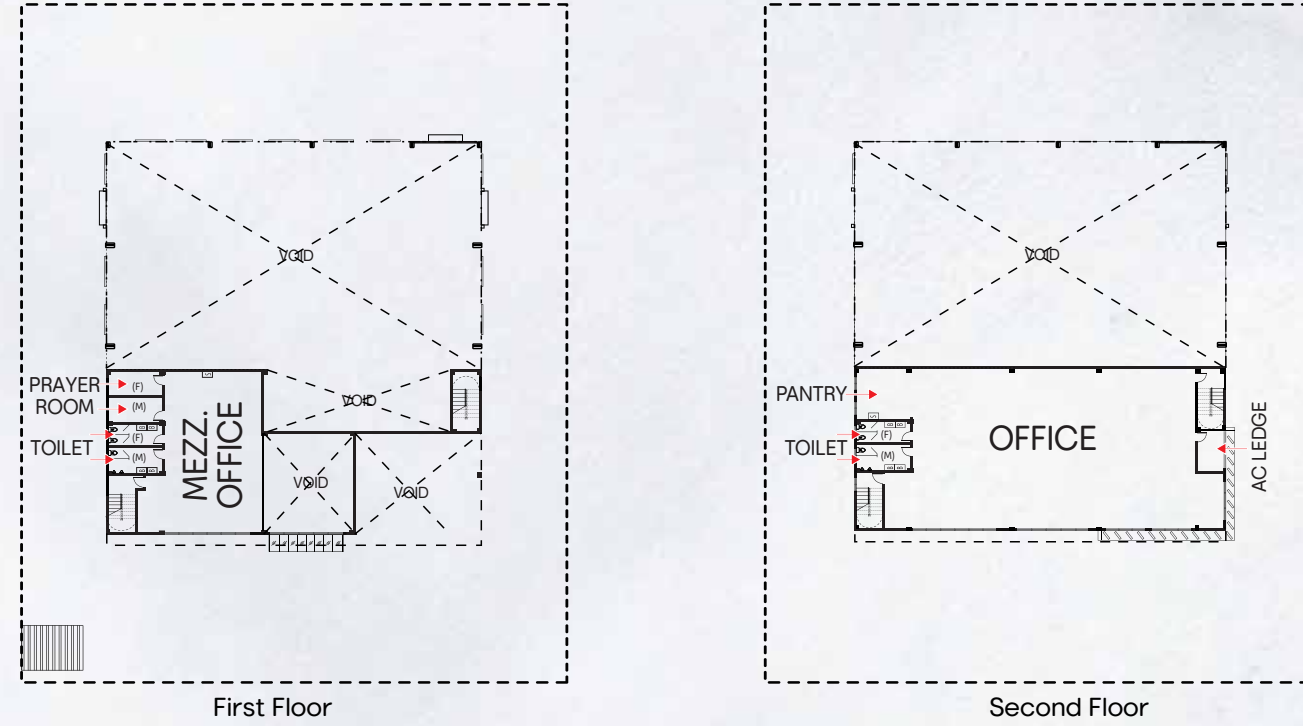
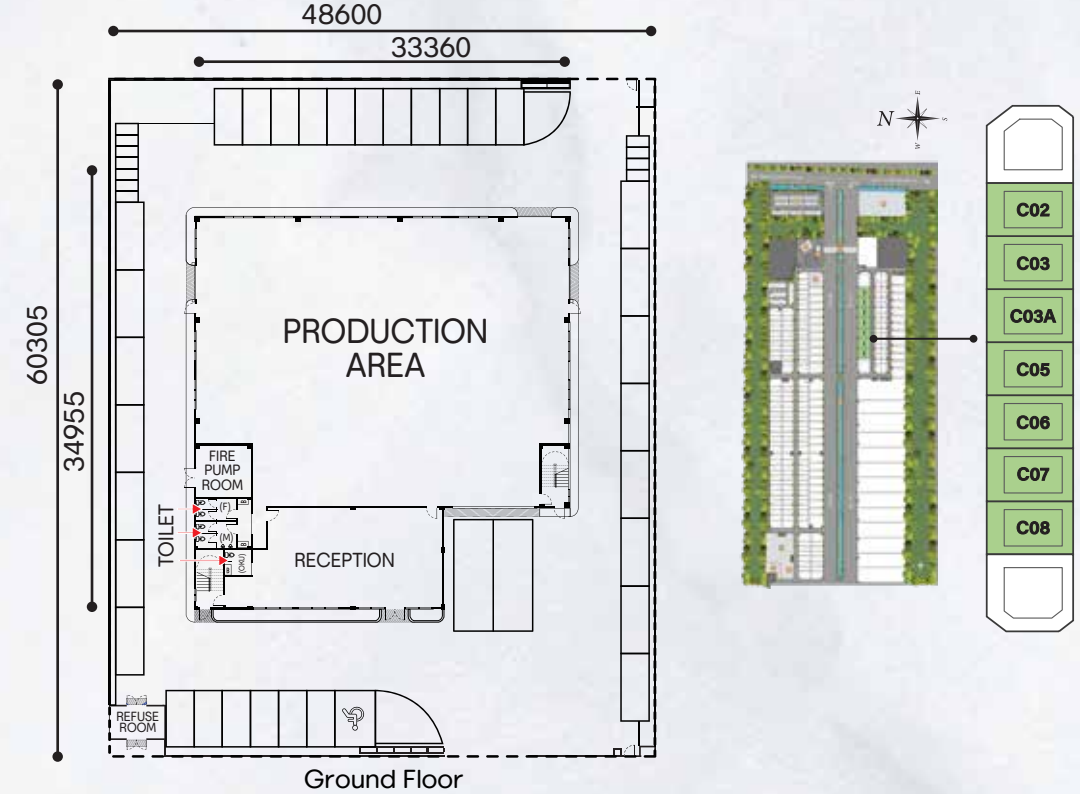
SEMI-DETACHED FACTORY

Build Up From : 8,723 sq.ft. | Land Size : 14,480 sq.ft



DETACHED FACTORY

Build Up From : 20,336 sq.ft | Land Size : 31,546 sq.ft



THE HEART OF IDRIS

NCT Smart Industrial Park is located at Integrated Development Region in South Selangor (IDRISS), an integrated private investment development in Sepang & Kuala Langat districts. A prominent project that driven by Selangor State Government and supported by Federal & State Incentives.

NCT Smart Industrial Park is linked to major highway, allowing easily access to all locations.



A Dynamic Location



- 12KM TO KLIA I & II
- 26KM TO SEPANG GOLD COAST*
- 42KM TO CAREY ISLAND PORT
- 46KM TO WEST PORT KLANG
- 56KM TO NORTH PORT KLANG
- 57KM TO SULTAN ABDUL AZIZ SHAH AIRPORT
- 57KM TO KUALA LUMPUR



NCT LAND SDN. BHD. (200401005146)
Menara NCT, No.2, Jalan BP 4/9,
Bandar Bukit Puchong, 47100 Puchong,
Selangor Darul Ehsan, Malaysia.

SCHEDULE YOUR APPOINTMENT :

Monday to Sunday : 10am - 5.00pm



NCT Smart Industrial Park Sales Gallery
Jalan Langat Lestari, 64000 Sepang, Selangor

FOR MORE INFORMATION :

+6019-373 3387
www.nctsmartindustrialpark.com



All plans, layouts, information, and specifications are provisional and subject to change at the developer's sole discretion. Such details are provided for informational purposes only and shall not form part of any contractual agreement. The developer expressly reserves the right to effect modifications to any part of the development as may be directed or approved by the relevant authorities prior to final completion.