



 **JLL** SEE A BRIGHTER WAY

For Sale

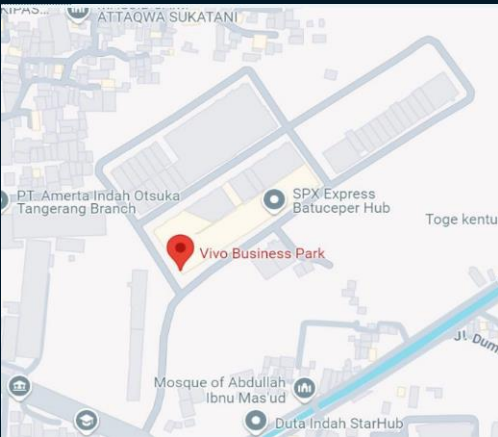
Logistics Warehouse in Vivo Business Park,
Tangerang

Investment Highlights

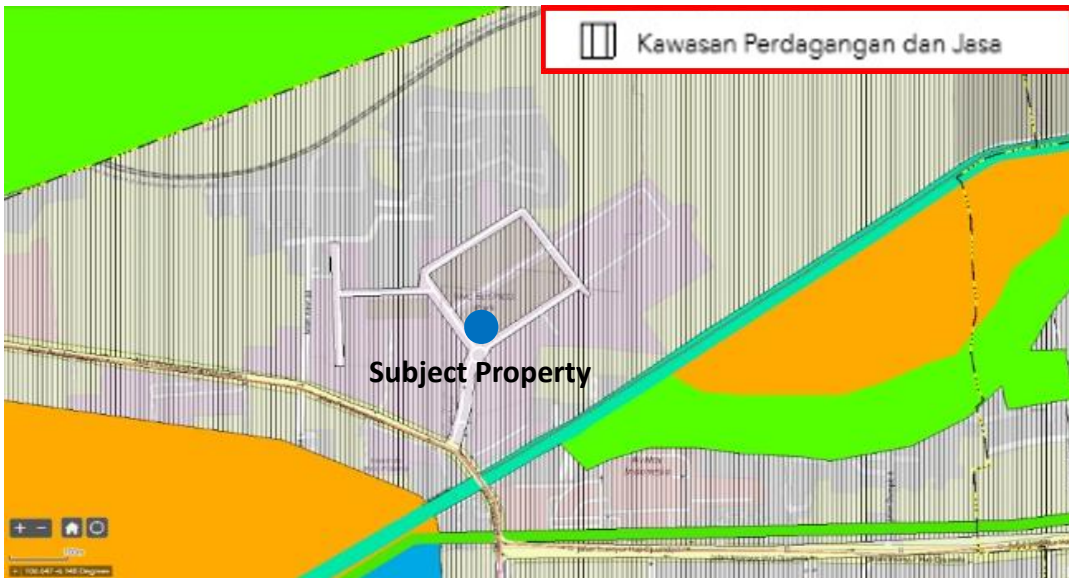
- Compact warehousing facility located in the Vivo Business Park, Tangerang, which is accessible by passenger vehicles and up to 40 feet trucks.
- The property's location in Tangerang offers significant advantages for logistics and industrial operations due its proximity to the Soekarno Hatta International Airport.
- Ideal development for storage or warehouse to serve the West Jakarta Area as well as Tangerang.
- The warehouse is located in the corner, providing additional parking space beside the warehouse unit
- Owned by a notable international logistics company.

Property Information

Land Size	450 sqm
Building Size	385 sqm
	Existing building for warehouse and a small office space
Property Type	Warehouse
Address	Vivo Business Park Blok J No 37, Karang Sari, Neglasari, Tangerang
Usage and Zoning	Kawasan Perdagangan dan Jasa (Commercial Zoning)
Land Title	Right to Build ("Hak Guna Bangunan/HGB") certificate which is valid until 2027



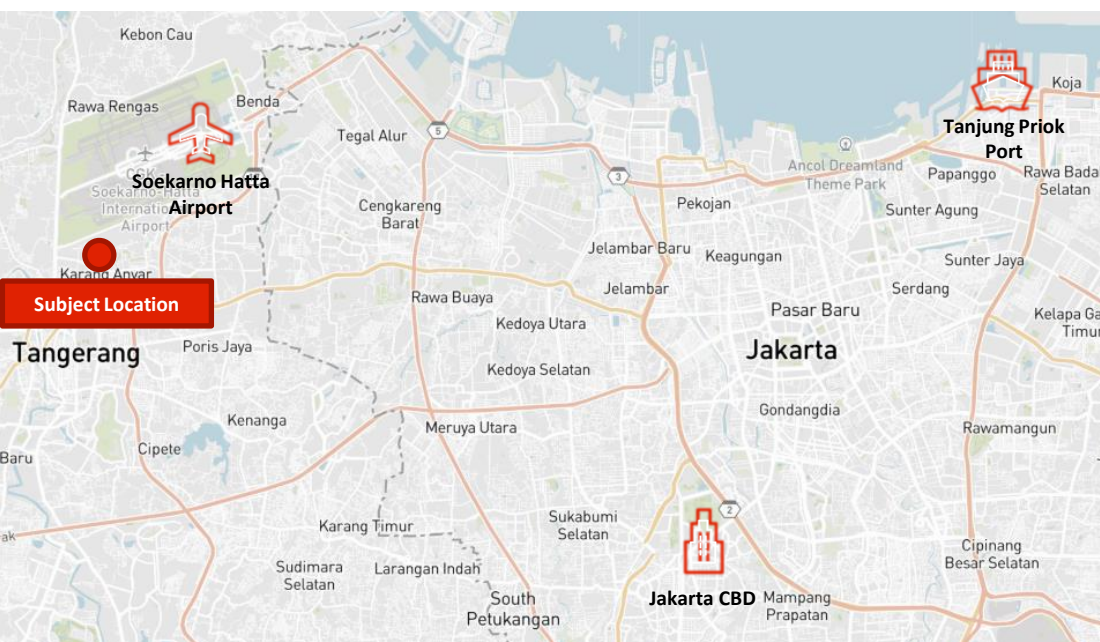
Property Zoning



Based on:

<https://maps.tangerangkota.go.id/>

the Property zoning is marked as
Trading and Commercial Zone



Distance from:

Jakarta CBD
~ 20 km

Tanjung Priok Seaport
~ 25 km

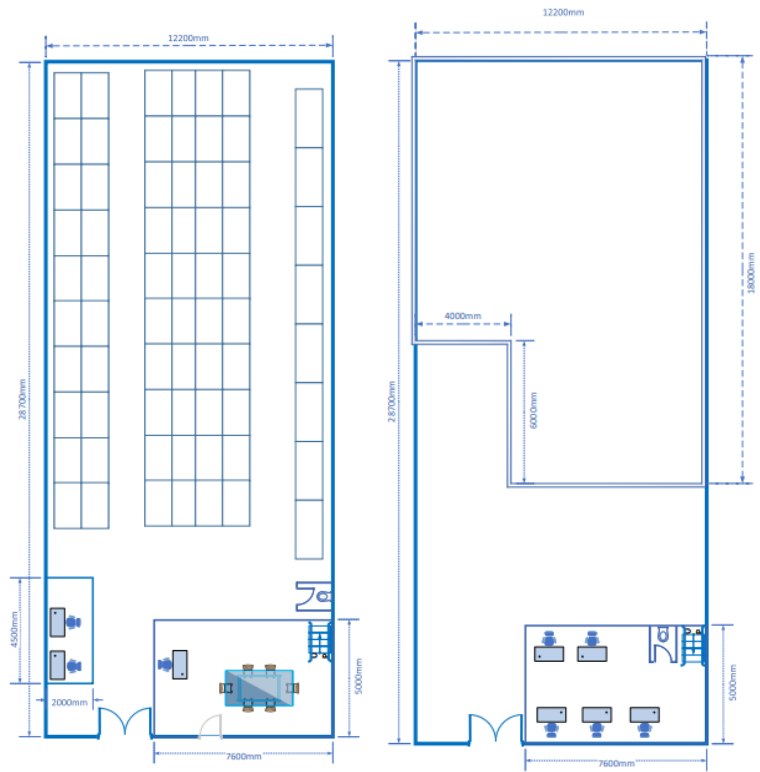
Soekarno-Hatta Airport
~ 3 km

Nearest Toll Gate
~ 2 km to Tol Kunciran – Batu
Ceper - Cengkareng

Property Specification

Clearance Height	:	6 m
Loading Dock	:	1 unit
Warehouse Area	:	1st Floor: 312.14 sqm 2nd Floor: 18,48 sqm
Service Lift	:	1 unit
Office Area	:	38 sqm (x 2 floors)
Electricity Capacity	:	7,700 KVA

**The above area is subject to final measurement by buyer and seller*



Property Images



For further Inquiries please contact:

Indonesia

Farazia Basarah

T: +62 21 2922 3888

M: +62 811 168 119

Farazia.Basarah@jll.com

Ridzki Akbar

T: +62 21 2922 3888

M: +62 812 2115 1714

Ridzki.Akbar@jll.com

Ferry Prakarsa

T: +62 21 2922 3888

M: +62 812 1717 6298

Ferry.Prakarsa@jll.com

Kevin Rahardja

T: +62 21 2922 3888

M: +62 818 0627 6535

Kevin.Rahardja@jll.com

APAC

Ben Horner

Ben.Horner@jll.com

jll.co.id

Disclaimer:

PT Jones Lang LaSalle/PT Jones Lang LaSalle Indonesia for themselves and for the owner of this property whose agents they are give notice that: (1) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them; (3) no person in the employment of PT Jones Lang LaSalle/PT Jones Lang LaSalle Indonesia has any authority to make or give representation or warranty whatever in relation to this property.