



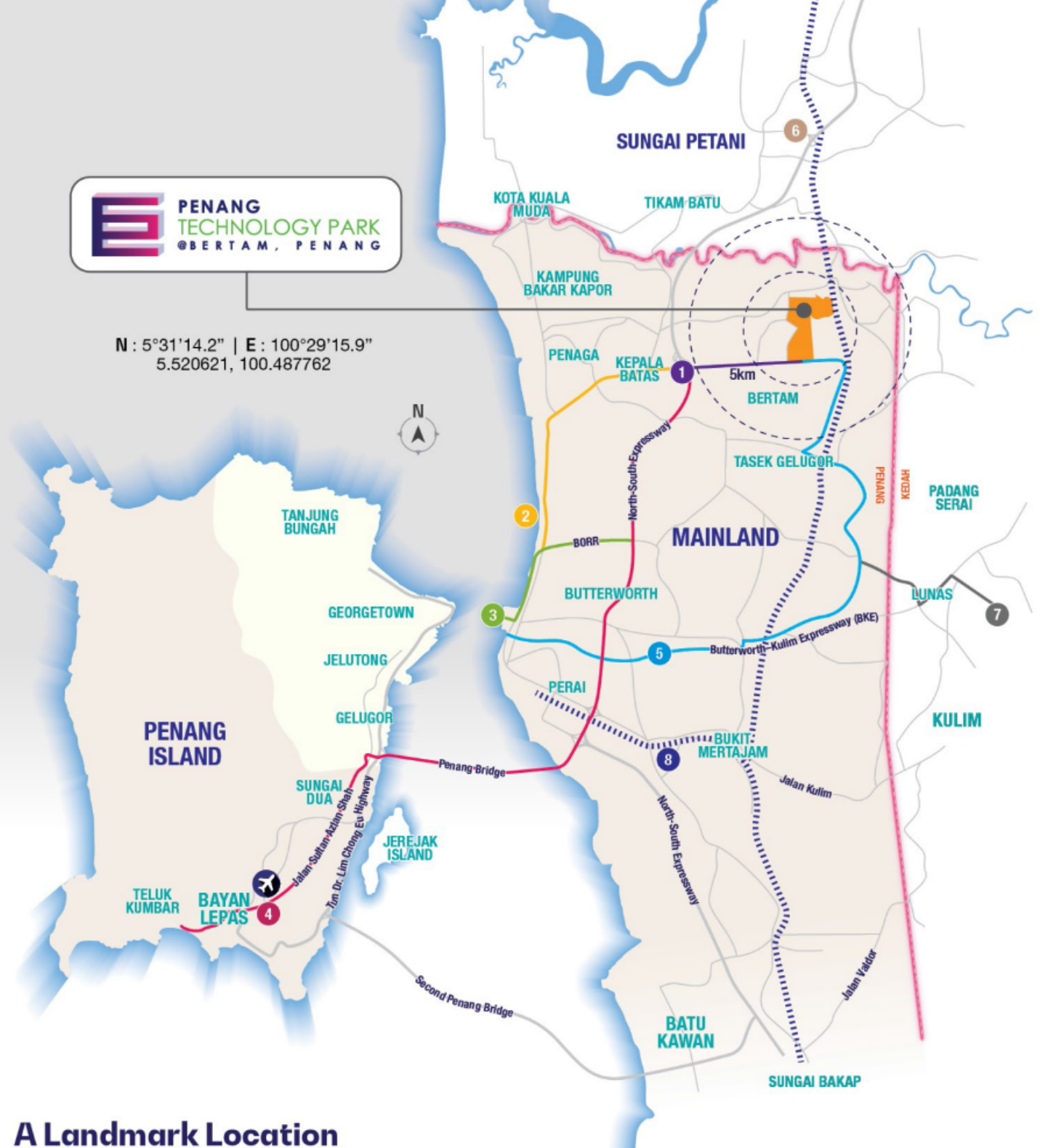
PENANG
TECHNOLOGY PARK
@BERTAM, PENANG

PREMIER LOCATION, PREMIUM INVESTMENT

FREEHOLD INDUSTRIAL LAND

with Ready Infrastructure for Light & Medium Industries





A Landmark Location

Get greater access for greater success. Strategically sited in the burgeoning township of Bertam, Penang Technology Park promises to link your business to the world with key logistics networks and amenities close on hand.

Located along Jalan Tun Hamdan Sheikh Tahir, just a stone's throw from the Bertam Toll Plaza, the Technology Park can be easily reached from the North-South Highway. What's more, its proximity to major railways, ports and airports enables it to offer easy access to land, sea and air transport, giving your business a situational advantage that decreases operational costs in terms of resource usage and transportation time.

Grow your business right in the right location.

Connectivity and accessibility converge, culminating in unrivalled logistical convenience.

	DISTANCE (APPROX.)
1 NORTH-SOUTH HIGHWAY BERTAM TOLL PLAZA	5KM
2 BUTTERWORTH OUTER RING ROAD (BORR)	20KM
3 PENANG PORT - NBCT (BUTTERWORTH)	23KM
4 PENANG INTERNATIONAL AIRPORT	42KM
5 BUTTERWORTH-KULIM EXPRESSWAY (BKE)	34KM
6 SUNGAI PETANI	20KM
7 KULIM HI-TECH PARK	20KM
8 PENANG PORT (BUTTERWORTH) DOUBLE TRACK & CARGO TRAIN	30KM

PARCEL 2



PARCEL 1

Parcel 1 : 467 ac
Parcel 2 : 367 ac
Parcel 3 : 46 ac
Total : 880 ac

PARCEL 1

PARCEL 3

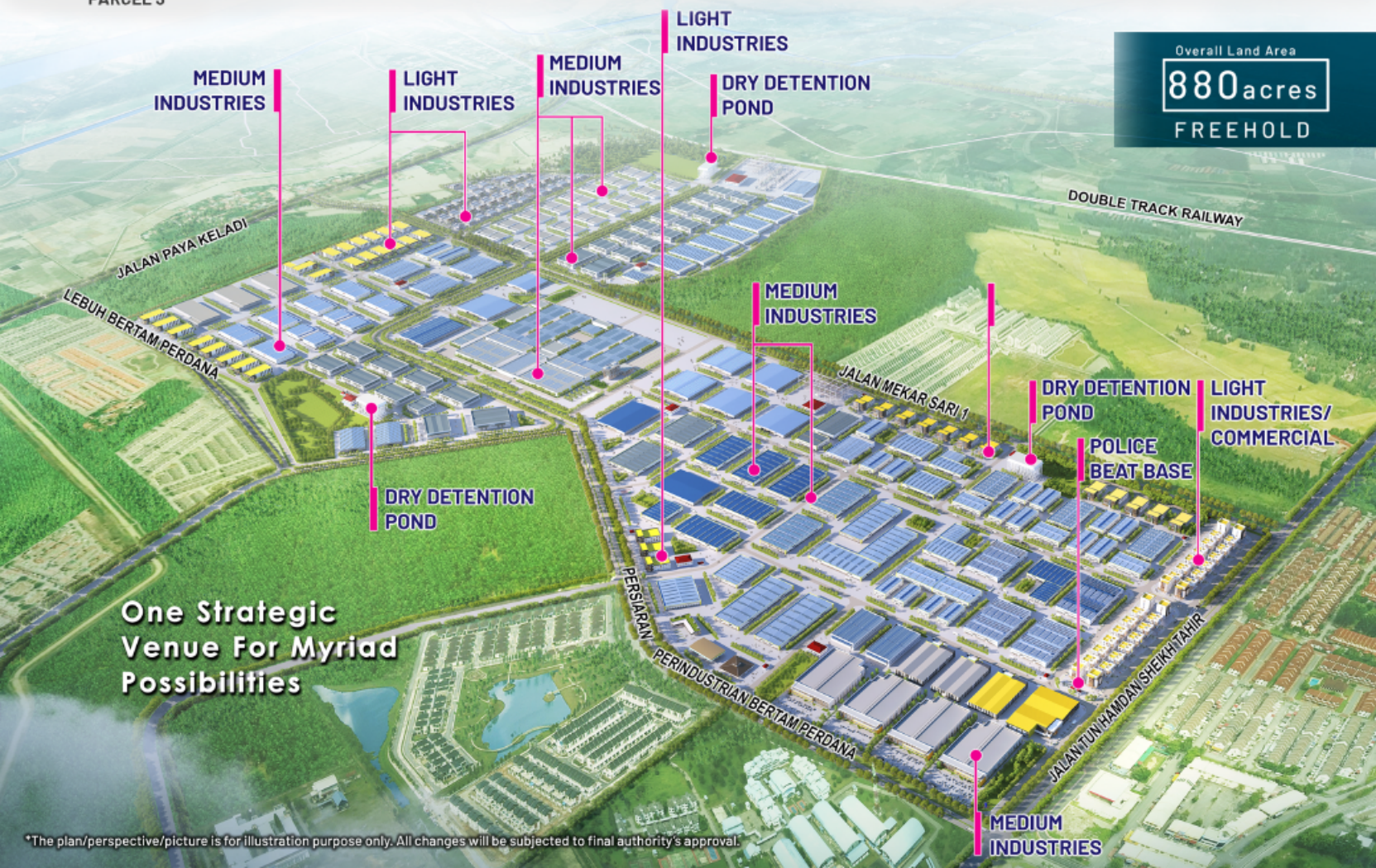
Make a Global Impression

New benchmarks are being set in this one-of-a-kind Industrial Park. Designed to be the catalyst for the revolutionary growth of your business, Penang Technology Park touts FREEHOLD industrial plots equipped with the necessary infrastructure, facilities and services for you to plug in your ideas and build your vision to reality. Merging office suites, wholesale galleries, storage and production operations and more under one roof, this is an exceptional venue for aspiring entrepreneurs and innovative investors to thrive.

Expect the extraordinary for your business.



A New Benchmark In Industrial Park Development



One Strategic Venue For Myriad Possibilities

*The plan/perspective/picture is for illustration purpose only. All changes will be subjected to final authority's approval.

VERSATILE BUSINESS SETUP CONFIGURATIONS, TAILORED TO YOUR BUSINESS NEEDS
with Built-To-Lease and Built-To-Suit Lease Options

Versatility meets practicality to accommodate your every need. Harness the potentials of your business faster and easier by choosing from Penang Technology Park’s built-to-lease and built-to-suit lease options. Designed for light & medium industry players who are ready to hit the ground running, they come in a wide range of configurations, all of which include solar panel systems and perimeter fencing. Best of all, you’ll also have the option for outright purchase as well. Select from the various types of factory layouts available and enhance them with the customisation and add-on options. Secure your unit today.

At Penang Technology Park, the possibilities are endless.

5-IN-1

INTEGRATED BUSINESS SOLUTION

- Production Office
- Cafeteria
- Production Area
- Warehouse
- General Office

TYPE A

DETACHED FACTORY - MEDIUM INDUSTRY



NO. OF UNITS : 4

LIMITED UNITS

Approx. Built-Up Area : 151,000 sq.ft.

TYPE B

DETACHED FACTORY - MEDIUM INDUSTRY



NO. OF UNITS : 6

LIMITED UNITS

Approx. Built-Up Area : 76,000 sq.ft.

TYPE C

DETACHED FACTORY - MEDIUM INDUSTRY



NO. OF UNITS : 8

LIMITED UNITS

Approx. Built-Up Area : 136,000 sq.ft.

TYPE D

DETACHED FACTORY - MEDIUM INDUSTRY



NO. OF UNITS : 5

LIMITED UNITS

Approx. Built-Up Area : 136,000 sq.ft.

3-IN-1

INTEGRATED BUSINESS SOLUTION

- Production Building
- Office Building
- M&E Yard

4-IN-1

INTEGRATED BUSINESS SOLUTION

- Production Building
- Office Building
- Utility & Services
- M&E Yard

TYPE E1

DETACHED FACTORY - LIGHT INDUSTRY



NO. OF UNITS : 4

LIMITED UNITS

Approx. Built-Up Area : 17,000 sq.ft.

TYPE E2

DETACHED FACTORY - LIGHT INDUSTRY



NO. OF UNITS : 4

LIMITED UNITS

Approx. Built-Up Area : 30,000 sq.ft.

TYPE F

SEMI-DETACHED FACTORY - LIGHT INDUSTRY



NO. OF UNITS : 48

Approx. Built-Up Area : 8,000 sq.ft.

TYPE G

DETACHED FACTORY - LIGHT INDUSTRY



NO. OF UNITS : 10

LIMITED UNITS

Approx. Built-Up Area : 28,000 sq.ft.

FLEXI-SPACE

CONFIGURATION

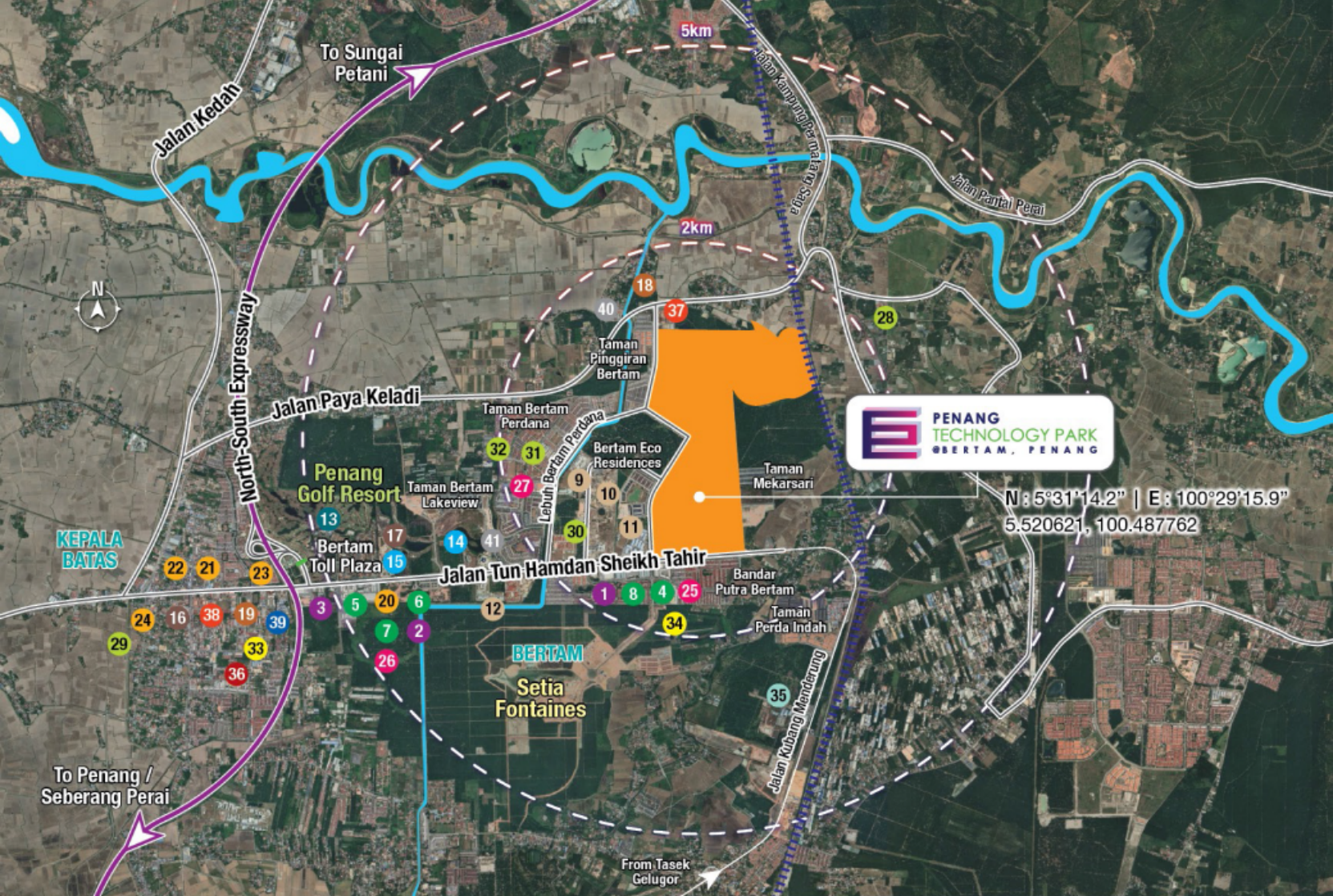
TYPE F

- Production Building
- Office Building
- Utility & Services
- M&E Yard

TYPE G

- Production Office
- Production
- Warehouse
- General Office

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N: 5°31'14.2" | E: 100°29'15.9"
5.520621, 100.487762

The Vibrancy of Daily Life at Your Fingertips

HYPERMARKET

- 01 Mydin
- 02 Sunshine Bertam
- 03 Lotus's Bertam

EATERY

- 04 Bandar Putra Bertam Food Court
- 05 KFC
- 06 Pizza Hut
- 06 McDonald's
- 07 Domino's Pizza
- 07 Secret Recipe
- 08 Marrybrown

UNIVERSITY / HIGHER EDUCATION

- 09 Universiti Teknologi MARA
- 10 Advanced Medical & Dental Institute, USM
- 11 Institut Latihan Perindustrian Kepala Batas
- 12 ILKMM Bertam (Kejururawatan)

GOLF COURSE

- 13 Penang Golf Resort

RECREATIONAL

- 14 Vision Park
- 15 Bertam Souk & Water Park

HOTEL

- 16 Hotel Seri Malaysia
- 17 Bertam Resort

SPORTS COMPLEX

- 18 Pinang Tunggal Sport Complex
- 19 MBSP Bertam Sport Complex

BANK

- 20 Bank Rakyat
- 21 Public Bank
- 22 Hong Leong Bank
- 23 Maybank
- 24 CIMB Bank

COMMERCIAL CENTRE

- 25 Shops at Bandar Putra Bertam
- 26 Bertam Walk
- 27 Shops at Taman Bertam Perdana

Within Bertam and its surroundings are an astounding array of lifestyle amenities to meet the daily needs of your workforce and their families. Capping these are thriving matured neighbourhoods, making this a desirable catchment area for future/potential talent pools and customers. At Penang Technology Park, you enjoy the total package when it comes to professional and personal life.

Get everything you need here.

EDUCATION

- 28 SJK (C) Chin Hwa
- 29 SRJK (C) Pei Yu
- 30 MRSM Kepala Batas
- 31 SK Bertam Perdana
- 32 SMK Bertam Perdana

COMMUNITY HALL

- 33 Millenium Hall
- 34 Community Hall Bandar Putra Bertam

CONVENTION CENTRE

- 35 Perda Convention Centre

HOSPITAL

- 36 Kepala Batas Hospital

FIRE & RESCUE STATION

- 37 Pangkalan Udara JBPM
- 38 Kepala Batas Fire & Rescue Station

POLICE STATION

- 39 Balai Polis Kepala Batas

MOSQUE

- 40 Masjid Jamek Al-Hidayah
- 41 Masjid Abdullah Fahim



IDEAL PROPERTY GROUP

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