



Menara Allianz Sentral

- Grade A office
- Prime location at KL Sentral, Malaysia's largest transportation hub
- MSC Status
- 10,000 sq ft column free floor plate
- Ceiling height 2.9m
- Excellent amenities - adjoining to Nu Sentral Mall
- Excellent accessibility via major roads and public transport (MRT, LRT, Komuter, Monorail, KLIA express)

As Appointed Marketing Agent



E (1) 0818

Building Specifications

Landlord Entity	Malaysian Communications & Multimedia Commission
Location	KL Sentral
Year Completion	2012
Grade	A
MSC Status	Yes
Total Net Lettable Area	259,632 sq ft
Typical Floor Plate	Approx. 10,000 sq ft
No of Storey	26 storey GF - Level 8 Car Park Level 9 - 34 office floors
Ceiling Height	2.9 m
Floor Type	Under floor trunking
Floor Loading	2.5kN/m2
Core to Window Depth	Not Applicable
Lifts	4 passenger lift on each zone 1 Bomba lift & Service lift
Air-conditioning	Centralised air conditioning system
Split unit air Conditioning	Allowed, subject to design and approvals
After hours charges	RM120 per hour per floor
Electricity	60Amp per floor
Telecommunications	Fibre Optic backbone (Maxis, TM, Times, XMT)
Security	24 hours security CCTV Card Access Visitor Management System

Car Park	Allocation of 1000 sq ft : 1 bay
Car Park charges (per bay)	Reserved: RM470 Non reserved: RM270
Toilets	Male - 3 cubicles and 2 urinals Female - 3 cubicles 1 handicap toilet
Pantry	Common pantry available
Surau	LG1

Accessibility

- Direct access to LRT, MRT, Monorail, KLIA Express, KLIA Transit, KTM Komuter, KTM Intercity
- Accessible through Jalan Bangsar, Jalan Tun Sambathan, Jalan Travers, Jalan Damansara, New Pantai Expressway (NPE), Federal Highway

Amenities

Cafe and clinic within the building and covered access to Nu Sentral Mall

Location



Main Lobby

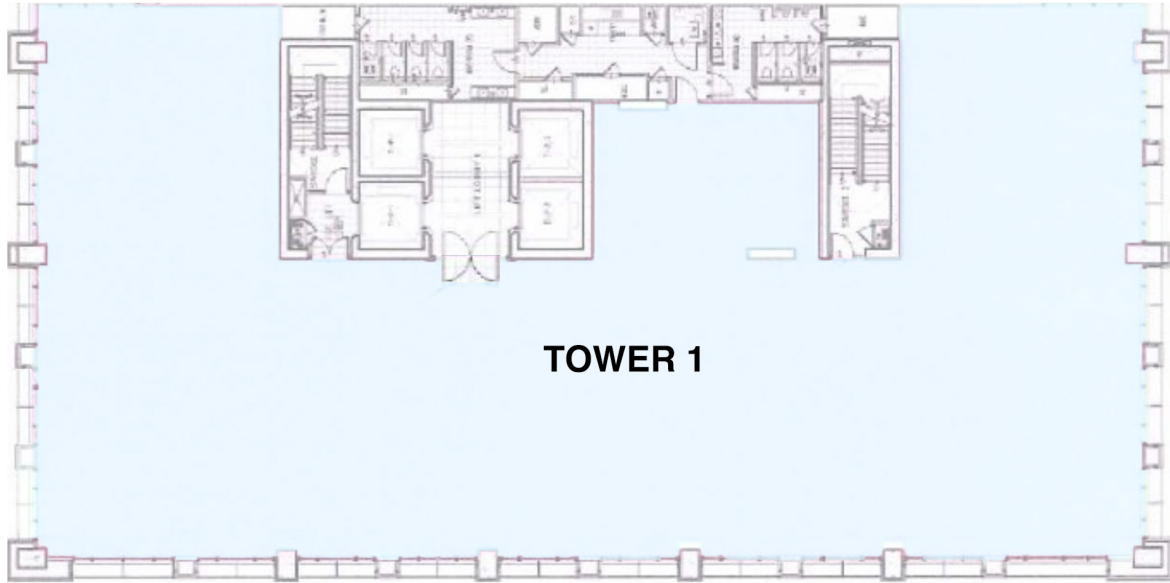


Ground Floor Lift Lobby

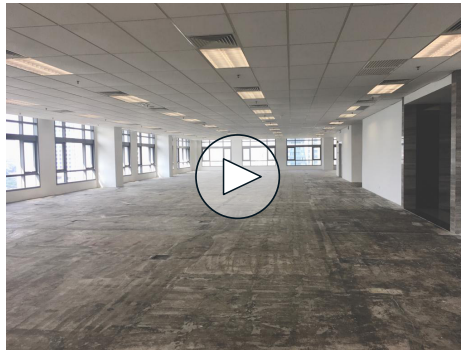


Drop off point

Floor Plan



Life lobby



Typical Floor



Typical Floor

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