

Serm-Mit Tower

Grade B Office Building, Located on Asok Montri Road



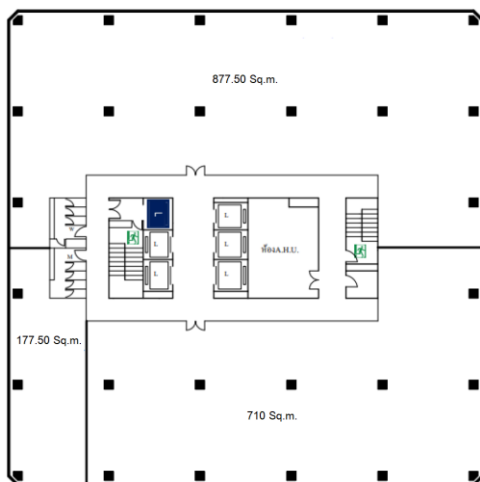
BUILDING SPECIFICATIONS

Location	Asok Montri Road
Transportation	280 m. to MRT Sukhumvit Station
Completion	1992
Number of Storey	32 storeys
Net Lettable Area	Approx. 48,700 sq.m.
Typical Floorplate	Approx. 1,700-3,600 sq.m.
Ceiling Height	2.6 m.
Asking Rental	
Office:	THB 650 ./sq.m./mth
Retail:	THB 1,800 ./sq.m./mth
Lease term	3 years
Security Deposit	3 months

BUILDING SPECIFICATIONS

Car Parking Spaces	740 spaces 1 space for every 100 sq.m. of leased space free of charge
Additional car parking spaces	Monthly charge of Baht 2,700 per normal space/ Baht 4,700 per VIP fixed space (exclusive of VAT), subject to availability.
Air-Conditioning System	Central Chilled Water System
Operating Hours	
Office:	Monday – Friday from 8.00 a.m. to 6.00 p.m.
Retail:	Monday – Sunday from 8.00 a.m. to 6.00 p.m.
Overtime Air Condition	
Monday - Friday:	6.00 p.m. – 9.00 p.m.: Baht 3.75 per square meter per hour, with the minimum charge of Baht 1,000
Saturday, Sunday & Public Holiday:	8.00 p.m. – 5.00 p.m.: Baht 3.75 per square meter per hour, with the minimum charge of Baht 1,000 * Chiller fee at 9,000 Baht
Utilities	Electricity: Baht 7.25.- per unit Water supply: Baht 22.- per unit
Facilities	Retail facilities with convenience store, coffee shops, ATMs and Bank, Restaurant, and market.
Certifications	N/A

FLOOR PLAN : High Zone

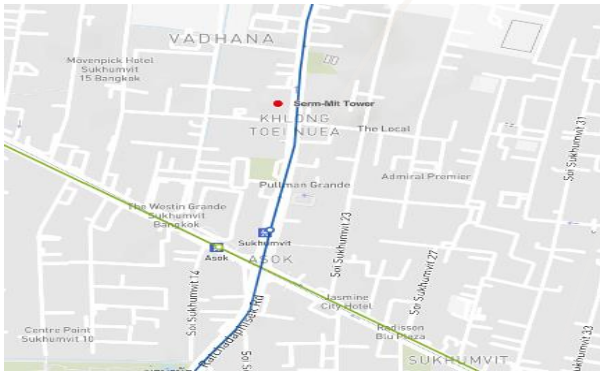


FLOOR PLAN : Low Zone



Note: Subdivided size is varied depends on floor number.

Office : For Lease



CONTACT US

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Negotiator

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