



OCEAN FINANCIAL CENTRE

10 COLLYER QUAY, SINGAPORE 049315

First high-rise office development in South-East Asia to be conferred Platinum Level LEED-CS Award and first commercial building in Singapore's CBD to be awarded BCA's Green Mark Platinum Award.

SPECIFICATIONS

DESCRIPTION	43-storey Grade A office building	
OVERALL SIZE (APPROX.)	Net Leasable Floor Area	885,000 sq ft
TYPICAL FLOOR AREA (APPROX.)	Net Leasable Floor Area	20,000 to 22,000 sq ft
FLOOR-TO-CEILING-HEIGHT (APPROX.)	Levels 16, 30 and 31	3.2m with 150mm raised floor system
	Levels 17, 39, 40, 41 and 43	3m with 150mm raised floor system
	The Remaining Levels	2.8m with 150mm raised floor system
OFFICE FLOOR LOADING	Standard	3.5 kN/m ²
	Core	7.5 kN/m ²
MAXIMUM OCCUPANCY LOAD (PAX PER FLOOR)	Podium	275 to 350 Pax
	Tower	166 to 168 Pax
INTER-FLOOR ACCESSIBILITY	Provision for 4 knockout openings per floor	
PARKING FACILITIES	220 carpark lots (including x handicapped lots) for tenants and public Allocation: 1 lot for every 4,300 sq ft leased @ \$500 before GST	
TOILETS	Male and female toilets and 1 Executive/ Handicapped toilet with shower facility per floor	
PANTRY	Common pantry on every office floor	
LIFTS	Low Rise (L1, L3 to L16)	8 nos.
	Mid Rise (L1, L17 to L30)	8 nos.
	High Rise (L1, L31 to L43)	8 nos.
	Service (L1 to L43)	2 nos.
	Carpark Lift (At Carpark Podium) (L1 to L7)	2 nos.
AIR-CONDITIONING SYSTEM	Central chilled water system with 1 AHU per floor	
	Mondays to Fridays (except public holidays) from 8:00am to 7:00pm	
	After office hours charge: \$130 per hour (subject to GST) Chilled water charge: \$1.25 per rt per hour (subject to GST)	
ELECTRICAL SYSTEM	Incoming electrical supply and loads	2 nos. 22kV service feeders from PowerGrid
	Electricity Supply Allocation Per Floor	80W per sqm
TELECOMMUNICATIONS	Fibre optic provided to the ground floor Main Distribution Frame (MDF) room, telephone and MATV cabling in riser (by service provider)	
SECURITY SYSTEM	24-hour security system with CCTV monitoring at all main entrances and exits, card access control via turnstiles to lift lobbies	
FIRE PROTECTION SYSTEM	Fully addressable fire alarm system, automatic fire sprinkler system, wet riser system, hoses and portable fire extinguishers	

ACCESSIBILITY

- Directly linked to Raffles Place Interchange MRT Station

AMENITIES

- Ascott Singapore Raffles Place
- Boat Quay / Clarke Quay
- Lau Pa Sat
- Marina Bay Link Mall
- Marina Bay Sands Convention Centre
- Raffles City Convention Centre
- Suntec City Convention Centre



Leasing Enquiries:

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