

Radia's first office block unveiled

Integrated development in Bukit Jelutong suitable for investors looking to relocate to Shah Alam

THE first ever office tower to be developed in Bukit Jelutong, Shah Alam, was recently unveiled in a Shanghai Mid-Autumn-themed soiree.

Block A of Radia Offices is the first of its kind in the area and is the result of a 50:50 joint venture between Sime Darby Property Bhd and UEM Sunrise Bhd.

The office block, projected to be ready by 2018, is a part of the Radia integrated development, which has a gross development value of RM1.6bil.

Block A comprises 159 units of stratified offices with flexible built-up areas ranging from 825sq ft to 2,001sq ft.

The units are suitable for start-up companies, SMEs and investors looking to relocate or set up offices in Shah Alam.

The units are going at an estimated average price of RM770 per sq ft.

"We are proud to present Block A of Radia Offices, an outstanding product as a result of the prolific partnership between Sime Darby Property and UEM Sunrise. Over

the years, Bukit Jelutong has established itself as the centre of vibrant lifestyle and community living," said Sime Darby Property acting managing director Datuk Jauhari Hamidi.

"Through this new development, Bukit Jelutong will be further enhanced as a flourishing township. And it presents boundless opportunities for communities in its vicinity. This new development marks another major milestone for us towards building sustainable communities," he added.

"We are delighted to unveil the first block, Block A of Radia Offices. Together with the other two components, the overall Radia development will transform Bukit Jelutong into a thriving sustainable community and build on our exemplary track record of delivering large-scale, integrated projects," said UEM Sunrise managing director and chief executive officer Anwar Syahrin Abdul Ajib.

"Tenants of Radia Offices will enjoy all the conveniences at their doorstep with great connectivity to major cities such as Shah Alam,



Product of partnership: Prospective customers viewing a scale model of the Radia Offices at the launch.

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Datuk Jauhari Hamidi

Klang and Kuala Lumpur."

Block A of Radia Offices is the third and final component to be introduced by the JV partnership since the introduction of Radia in September 2013.

Radia features a retail component with one, two and three-storey retail shops, two blocks of 10-storey offices and five blocks

for residences.

Radia is expected to have 880,000sq ft retail spaces, 305,000sq ft office and 640 units of serviced apartments.

Bukit Jelutong is a mature neighbourhood surrounded by top-notch facilities and a host of multi-tiered amenities, including golf courses, top educational institutions, hypermarket retailers, shopping malls, hotels and world-class medical facilities.

"Since the unveiling of the RM1.6bil integrated development, our partnership with Sime Darby Property from the early stage of development has been successful and we are excited to move forward to the next phase.

"We expect to complete the overall project with retail, commercial, office, lifestyle and entertainment centres to fulfil the needs of the Bukit Jelutong community and the wider catchment area of Greater Kuala Lumpur and Klang

Valley," Anwar Syahrin said.

Last year, the JV released three of the five blocks of serviced apartments in Radia Residences with a built-up ranging from 695 sq ft to 2,126 sq ft.

The units come with one bedroom, two bedrooms, 2+1 bedrooms and 3+1 bedrooms and are priced between RM425,000 and RM1,793,000.

Response for the residential component has been encouraging with 84% take-up to-date.

Upon completion, Radia will provide shopping convenience and easy access to services for more than 100,000 residents and working population in Bukit Jelutong and its surrounding areas.

The developers expect Radia to attract investors and businesses which are drawn to Bukit Jelutong's close proximity to outdoor, heritage and recreational offerings.

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