

WHERE INGENUITY COMES TO LIFE



Artist's impression

7 Science Park Drive

Geneo
Singapore 119316

Built for Business Efficiency

7 Science Park Drive is the latest development to be completed under Singapore Science Park's multi-stage rejuvenation with Geneo. With a distinctive accordion facade, the brand new Grade A development exudes prestige and luxury for its corporate tenants.

It integrates 28,800 sqm of business park workspaces with 250 units of serviced apartments under Citadines Science Park Singapore. From levels 1 to 9, the purpose-built business park workspaces are designed with central air-conditioning, raised floorings and false ceilings, ideal for research, design & development, innovation and data processing activities. Companies in key industries such as software development, life sciences, digital and technology can thrive here. The building is expected to be completed in Q3 2023.

Convenient Lifestyle Amenities

With serviced apartments from levels 10 to 15, 7 Science Park Drive promises a lifestyle of convenience and ease to its inhabitants. Tenants can also enjoy seamless access to the event plaza, which offers exciting retail, F&B and lifestyle amenities, as well as an ideal space for people to come together and socialise. Other existing amenities at Singapore Science Park include a childcare centre, fitness facilities, swimming pool, clinics, function rooms and auditorium.



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Excellent Connectivity

- Approx. 5-minute walk to Kent Ridge MRT station
- Approx. 1-minute walk to the nearest bus stop (Opp DNV Technology Centre)
- Right next to AYE, accessible via new slip road for smooth vehicular drop off
- Within 5 minutes' drive to National University of Singapore
- Approx. 15-minute drive to Central Business District
- Shuttle bus service within/between Singapore Science Park 1 and 2 available

Building Specifications

Type of Building

- 9-storey premium business park building integrated with hotel lobby and cafeteria on the 1st storey
- Accessibility to serviced apartments from 10th to 15th storeys
- Sheltered walkway to the landscaped central garden
- Connected to the basement carpark of 1, 1A, 1B Science Park Drive

Sustainability

- BCA Green Mark Platinum Super Low Energy certified
- Green amenities to facilitate low carbon mobility, including 14 electric vehicle charging lots, 466 bicycle lots, 490 m cycling path and fully-equipped end-of-trip facilities
- Distributed district cooling network across Geneo for energy-efficient cooling
- Live energy and water dashboard integrated with Building Management System to track building's real-time energy and water carbon footprint
- Constructed with Singapore Green Building Product (SGBP) certified green materials
- Superstructure constructed with Carbon Capture and Utilisation concrete to reduce embodied carbon footprint
- Accordion facades to minimise building's heat gain
- Stimulating user-centric landscaping through extensive and verdant greenery

Floor Area

- Total business park NLA: Approx. 23,571.02 sqm

Typical Floor Plate

- 1st storey: Approx. 1,904.18 sqm
- 2nd storey: Approx. 1,170.20 sqm
- 3rd to 4th, 6th to 9th storey: Approx. 2,932.33 sqm
- 5th storey: Approx. 2,902.66 sqm

Floor Loading

- 1st storey: 5.0 kN/sqm to 7.5 kN/sqm
- 2nd to 9th storey: 5.0 kN/sqm

Ceiling Height

- Floor to Floor
 - 1st storey: 6.3 m to 11.2 m
 - 2nd to 8th storey: 4.9 m
 - 9th storey: 7.7 m
- Floor to Ceiling
 - 1st storey: 5.5 m to 8.85 m
 - 2nd to 9th storey: 3.0 m

Column Grid

- 1st to 9th storey: Approx. 10.8 m x 18.8 m

Lifts

- Passenger lifts:
 - 6 nos. x 1,630 kg (24 persons) serving 1st to 9th storey
 - 2 nos. x 885 kg (13 persons) serving B1, 1st storey and 10th storey (serviced apartments)
- Service lift:
 - 1 no. x 2,450 kg (36 persons)
- Fire lift:
 - 1 no. x 2,450 kg (36 persons)
 - 1 no. x 1,290 kg (19 persons)

Loading Bay Facilities

Access via existing 5 Science Park Drive Ingress

- 3 bays at basement (no dock levellers)

Parking Lots (whole of cluster 1)

Access via existing 5 Science Park Drive Ingress

- Car: Approx. 370 (incl. 14 nos. of electric vehicle lots)
- Motorcycle: Approx. 34
- Bicycle: Approx. 466
- Parking lot allocation: 1 lot per 550 sqm leased

Air-conditioning System

- Centralised chilled water system
- Air-con provided from Mon to Fri (8:00am - 6:00pm) except Public Holidays

Power Supply Allocation

- Business park space: Approx. 85 watts per sqm of lettable area (3-Phase)

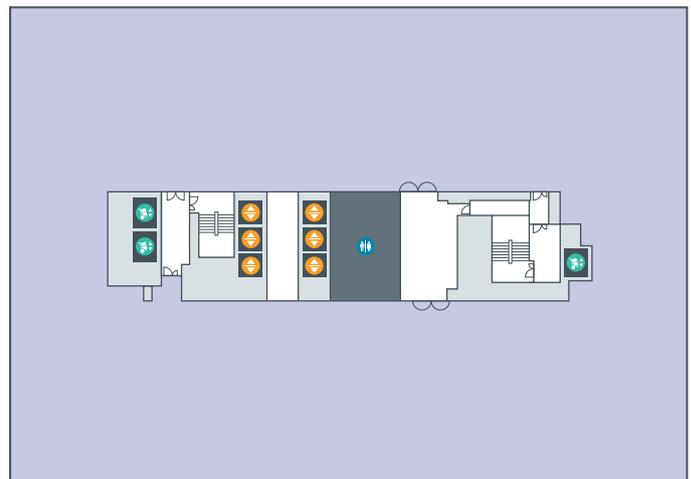
Provisions

- 150 mm raised floor for business park space
- Floor traps and knock out panel available on each level of business park space
- Automatic fire alarm and sprinkler system
- Anti-pass back feature for building security system
- Contactless turnstile to have seamless integration and interface with card access system

Amenities

- Food court on 1st storey
- Amphitheatre, retail and food & beverage outlets at the event plaza
- 250 units of serviced apartments and facilities under Citadines Science Park Singapore
- Meeting rooms, auditorium and fitness centre with a swimming pool at Oasis
- Food & beverage outlets at Ascent, Cintech I, Oasis and One@Kent Ridge
- Retail shops and supermarket at One@Kent Ridge

Typical Floor Plan



Leasing Enquiries



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geneo.com.sg