

APPROX.

# 3.71

ACRE

PRIME INDUSTRIAL DEVELOPMENT  
LAND(SUBDIVISION PARCEL)  
@ SHAH ALAM, SELANGOR, MALAYSIA



\*Note: The picture and demarcation above are for illustrative purposes only.

Closing Date: 12<sup>th</sup> March 2026 (Thursday), 12:00 p.m.



## Location

Persiaran Hulu Selangor,  
Seksyen 26, 40400 Shah  
Alam, Selangor, Malaysia.



## Tenure

Freehold  
(Interest in  
Perpetuity)



## Land Use & Zoning

Industrial



## Visibility

Prominent Road Frontage  
along Persiaran Hulu  
Selangor with excellent  
signage potential



## Surrounding Occupiers

Canon Opto, Shin-Etsu,  
LF Logistics, Panasonic,  
Nippon Paint, DHL,  
Maersk, etc.



## Land Area

Approx.  
3.71 acres  
(Part of a 6.687  
acres Land)



## Accessibility

Easily accessible to major  
highways via KESAS,  
ELITE, Kemuning-Shah  
Alam Highway, Federal  
Highway.

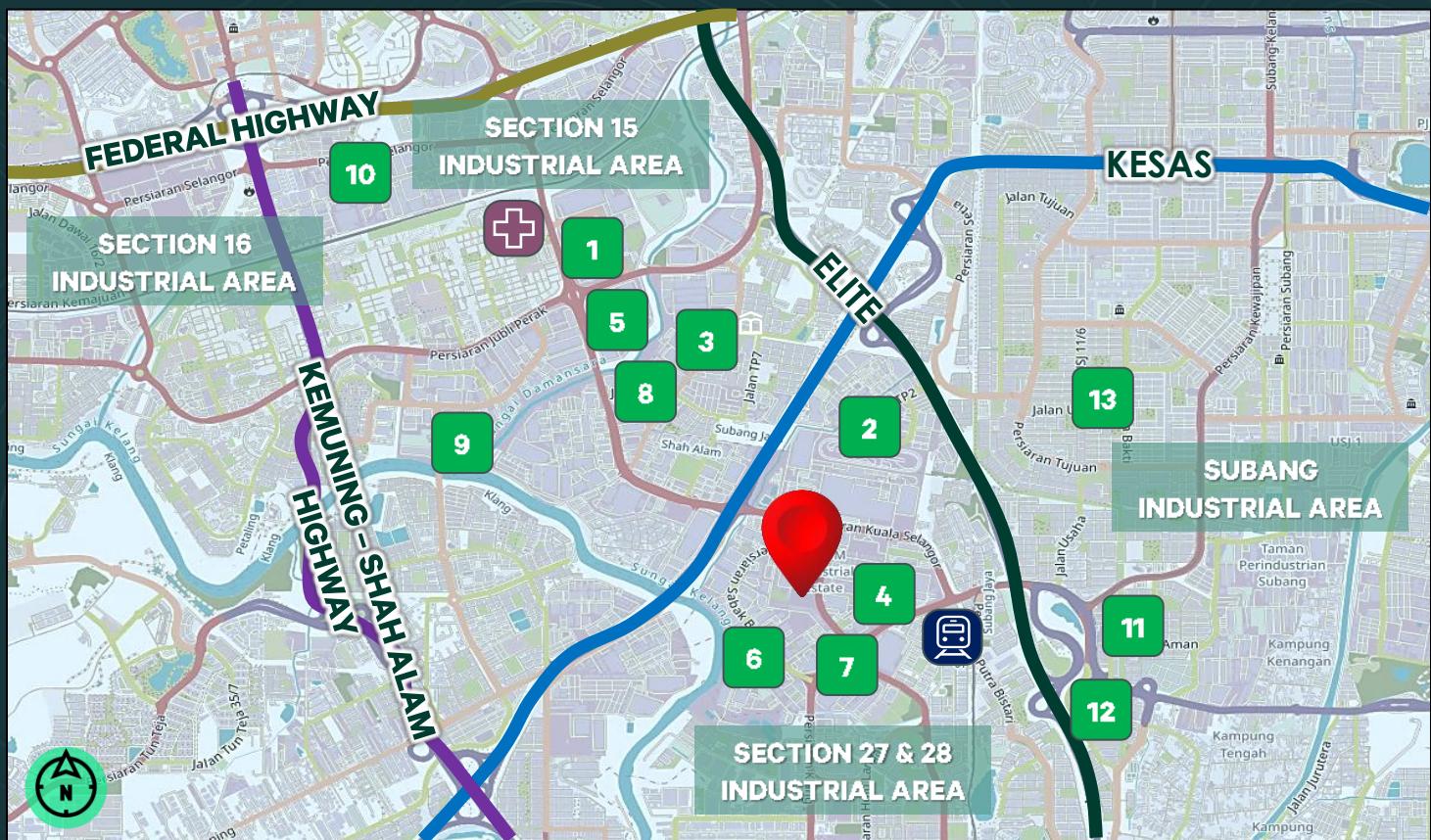


## Sale Condition

Upon the successful  
completion of the subdivision  
process and the issuance of  
the new, separate Freehold  
title to the Purchaser.



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	Subject Property		Alam Megah (LRT) Station		KPJ Selangor Specialist Hospital		1	Tasco Berhad
	Proton Hicom Factory		Panasonic R&D		Canon Opto		5	Mapletree Logistics Hub
	Maersk		Shin-Etsu		Nippon Paint		9	DHL
	Ideal Convention Centre (IDCC)		Main Place Mall USJ		One City USJ		13	Taipan Business Centre
	10							

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