

# FORTUNE CENTRE



## FOR SALE: RETAIL & OFFICE UNITS

**Retail**  
**From S\$6XXk**  
**Office**  
**From S\$1.6X mil**

**CONTACT US FOR  
MORE INFORMATION**

**ERA Capital Markets &  
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## KEY INVESTMENT HIGHLIGHTS



Heart of Bras  
Basah. Bugis  
Precinct



Seamless  
connectivity within  
walking distance  
from 5 MRT Stations



Ample carparking  
lots within Fortune  
Centre



Regular floor plate  
for maximum  
design efficiency



Tenanted for  
immediate rental  
income



No ABSD or SSD.  
Foreigners eligible

# PROPERTY DESCRIPTION

<b>Address</b>	190 Middle Road, Singapore 188979 Fortune Centre
<b>Description</b>	Fortune Centre is a 20-storey office-cum-retail building with food and retail outlets on the first three storeys while the offices span from level 7 to level 20.
<b>Tenure</b>	99 years from 18 October 1980 Balance 55 years
<b>Master Plan 2019</b>	Commercial, Gross Plot Ratio 4.2
<b>Typical floor to ceiling height</b>	2.6m
<b>Carparking</b>	290
<b>Season Parking Rates</b>	\$142.60 per month
<b>Maintenance &amp; Sinking Fund (Monthly)</b>	Retail: Approx. \$0.97 psf Offices: Approx. \$0.55 psf

## LOCATION MAP



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## UNITS AVAILABLE FOR SALE

SN	Unit No.		Strata Area (sqm)	Strata Area (sqft)	Share Value	Usage Type
1	#01-31		25	269	20	Retail
2	#02-21	<b>SOLD</b>	54	581	43	Retail
3	#02-24		44	474	35	Retail
4	#03-11	<b>SOLD</b>	64	689	51	Retail
<b>Total (Retail)</b>			<b>187</b>	<b>2,013</b>	<b>149</b>	
5	#10-04	<b>SOLD</b>	155	1,668	70	Office
6	#11-01		206	2,217	93	Office
7	#11-03		155	1,668	70	Office
8	#18-03		159	1,711	72	Office
9	#18-04		144	1,550	65	Office
10	#18-05		156	1,679	70	Office
11	#18-06		106	1,141	48	Office
12	#18-07		208	2,239	94	Office
13	#19-01	<b>SOLD</b>	206	2,217	93	Office
14	#19-02		100	1,076	45	Office
15	#19-03	<b>SOLD</b>	159	1,711	72	Office
16	#19-04	<b>SOLD</b>	144	1,550	65	Office
17	#19-05	<b>SOLD</b>	156	1,679	70	Office
18	#19-06	<b>SOLD</b>	106	1,141	48	Office
19	#19-07		208	2,239	94	Office
20	#20-01	<b>SOLD</b>	136	1,464	61	Office
21	#20-02	<b>SOLD</b>	127	1,367	57	Office
22	#20-03	<b>SOLD</b>	100	1,076	45	Office
23	#20-04	<b>SOLD</b>	155	1,668	70	Office
24	#20-05	<b>SOLD</b>	122	1,313	55	Office
25	#20-06	<b>SOLD</b>	163	1,755	73	Office
26	#20-07		103	1,109	46	Office
27	#20-08		151	1,625	68	Office
<b>Total (Office)</b>			<b>3,425</b>	<b>36,866</b>	<b>1,544</b>	

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