

# Disewakan Ruang Kantor di Menara FIF area TB Simatupang

Jl. TB Simatupang No.Kav.15, RT.4/RW.1, Lb. Bulus, Kec. Cilandak, Kota Jakarta Selatan, Daerah Khusus Ibukota Jakarta 12440

## Menara FIF

TB Simatupang /

samadista  
PROPERTY SERVICES



### / Building Overview

#### Menara FIF

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#### Normal Office Hour

Monday - Friday : 7.00 AM - 5.30 PM  
Saturday : 7.00 AM - 12.00 PM



## Surrounding Amenities



- 15 min - Cilandak Town Square
- 20 min - Carrefour
- 25 min - Pondok Indah Golf

### Commercial



- 5 min - RS Siloam
- 5 min - Klinik Mata Nusantara
- 25 min - RS Mayapada
- 30 min - RS Pondok Indah

### Healthcare



### Transport

- 15 min - MRT Fatmawati
- 20 min - MRT Lebak Bulus
- 25 min - BRT 6R, 7A, D21, MR9, S21



### Education

- 15 min - Sekolah Cikal Gilandak
- 15 min - Prasetiya Mulya University
- 20 min - Highscope Indonesia
- 20 min - Univ. Muhammadiyah
- 25 min - NIS International School
- 30 min - Raffles Christian School
- 35 min - Don Bosco Pondok Indah



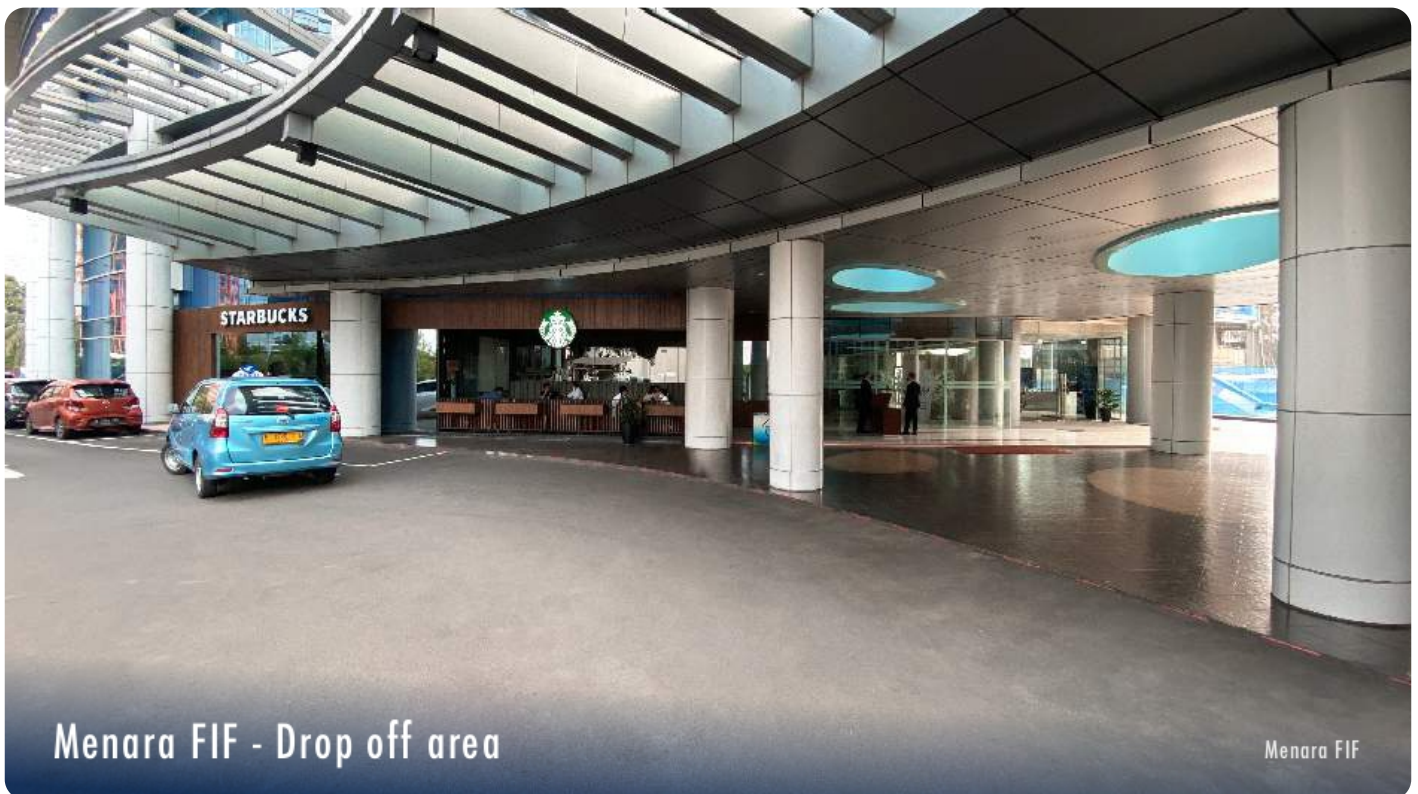
## Building Specification

Menara FIF



## Building Specification

<b>Land site</b>	: ±7.500 sqm	<b>Parking</b>	: 362 Car Parking Lot + 700 Motorcycle Parking Lot (B2 : 77 Lots, B1 : 93 Lots, B1 Beyond : 55 Lots, GF Beyond : 42 Lots, GF area : 95 Lots)
<b>Typical Floor Plate</b>	: Lowzone ±1.101 sqm Semi Gross Highzone ±1.069 Semi Gross	<b>Security System</b>	: - 24 hours CCTV in Common Area - Vehicle & Pedestrian Check Points - Fire Hydrants & Smoke - Heat Detector - Sprinkler Systems & Fire Extinguishers
<b>Ceiling Height</b>	: Lobby & Retail - 3.500 meters Typical Office Floor - 2.700 meters	<b>Facilities</b>	: - Canteen (16 foodstalls + 1 drink stall)
<b>Number of floors</b>	: 16 Floors + 2 Basement	<b>Total Floor</b>	: 18 Floors
<b>Electricity</b>	: Electricity for AC is included in the Service Charge during normal office hours. Electricity for lighting, And power outlet is separately metered. Back up power 100%	<b>Base Rent</b>	: Tba
<b>Air Conditioning</b>	: Air Cooled Screw Chiller : 257,6TR/305,8 Kw (3 unit) AHU (14 unit) FCU (20 unit)	<b>Overtime Charge AC:</b>	: IDR 650,000 per hour
<b>Lifts</b>	: Total 4 Tower Passenger Lifts - 2 units serving Lowzone (B2, B1, GF - 9) - 2 units serving Highzone (B2, B1, GF, 9 - 18) - 1 Service Lifts for Basement - Office	<b>Telephone</b>	: Deposit : IDR 2,500,000 per line Installation : IDR 1,500,000 per line
<b>Toilets</b>	: Male - 2 Cubicles; 3 Urinal; 2 Basin Female - 2 Cubicles; 2 Basin 1 Disable Toilet Each Floors	<b>Parking</b>	: Car (reserved) : IDR 12.000,000 per year Car (unreserved) : IDR 550,000 per month Motorcycle : IDR 200,000 per month



Menara FIF - Drop off area

Menara FIF

**Rp. 190,000**

### Deskripsi

Menara FIF merupakan salah satu gedung perkantoran di area TB Simatupang dan memiliki harga sewa ruang kantor yang kompetitif. Adapun fasilitas di area gedung seperti :

- Berada di Lokasi strategis dan dikelilingi beberapa gedung perkantoran lainnya
- Fasilitas di area gedung seperti parkir, security 24 jam dan cctv, ATM & Bank, kantin dan musholla
- Dekat dengan shopping mall Pondok Indah Mall 1,2 & 3, serta Cilandak Square
- Dekat dengan Apartment The Branz Simatupang, Apartemen Bona Vista dan Hampton's Park, dekat dengan Internasional School seperti JIS.
- Transportasi umum dekat dengan MRT Lebak Bulus, taksi dan transportasi umum

**NOTE :**

- Luasan : starting 100m2 semi gross
- Kondisi : bare
- Base rent : Rp.190,000/m2/bulan, exclude pajak
- Info Lebih Lanjut ? Hubungi Segera Sava Properti : 0811-876-776 / 0818-0460-0069 (WA ONLY)

**Detail Properti**

<b>Fitur</b>	<b>Keterangan</b>
<b>Tipe Bangunan</b>	Kantor
<b>Kelengkapan</b>	bare
<b>Fasilitas</b>	Air Conditioning,Lahan Parkir,CCTV,Musholla,Keamanan 24jam