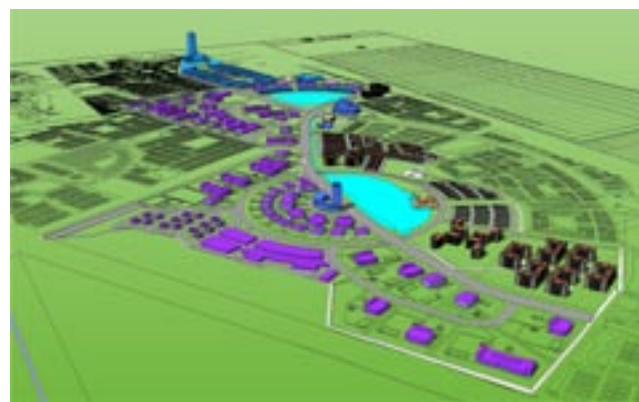


Industrialism, information, infrastructure and intelligence will be up for grabs here.





A digital composition of the park.

Selangor Science Park 2

In the pursuit of excellence, the Selangor State and its agencies have continued to embark on various development programs to ensure the growth and prosperity of the state and its population.

The State of Selangor is the most developed state in Malaysia to date and fulfils the criteria of a developed status in accordance to other developed nations in the world.

State Development

The Selangor State Development Corporation (PKNS) acts as a catalyst of growth to the State of Selangor. This government agency has already developed many new growth areas into well sought after addresses in the property market.



A modern city

In its course, PKNS has secured the confidence of many investors, to venture their business operation in PKNS industrial growth areas.

This wide range of investors include multi-national companies, local industry players and emerging entrepreneurs, with business ranging from manufacturing, electronics, forwarding and small medium scale industries.

The cities of Petaling Jaya and Shah Alam, and the towns of Ulu Klang, Port Klang and Bangi now host a series of successful industrial ventures.

Selangor Science Park 2 is a continuation of the state's line-up of programs to ensure consistent supply of the four I's: industrialism, investment, information and intelligence.

The State Government is confident that with the various enterprising incentives and technovation provided



A modern style of living.

in this development, Selangor Science Park 2 will be the ideal base for all technological ventures.

Bukit Baja

Buoyed by the triumphant development in Kota Damansara, the first PKNS Science Park sits in the second phase of Bukit Baja.

Set in the neighbourhood of the Klang Valley 2, the Selangor Science Park 2 offers its location and accessibility as the salient feature of this development.

Bukit Baja is located on a 750acre piece of land just off the North South Link Expressway (ELITE). This site is surrounded by an excellent highway network with good connections to the

KLIA airport, approximately 12KM away, in Sepang and Westport and Northport, approximately 30KM in Klang.

Approximately 25KM from the Central Business District of Kuala Lumpur and 23KM away from Shah Alam, the State Capital of Selangor, it is strategically positioned.

This site is also surrounded by other major centers such as the Federal Government Administrative Centre, Putrajaya and the ICT Centre of Cyberjaya.

Design Concept

The Selangor Science Park 2 is designed to create a flexible setting utilizing a modular concept. This design

allows investors to establish facilities based on present and future needs, taking into consideration the core facilities development offered by the Science Park.

There will be allocations for an industrial area, commercial development, residential precinct, recreational area, entertainment centre, medical centre and communal facilities.

Great Advantages

With its central location and excellent logistical and infrastructural facilities, new comers will be able to settle in comfortably. Its strategic placing places Bukit Baja within close proximity to the KLIA airport and sea port with connectivity to more than 500



international destinations makes.

As it stands, there are already dedicated highway interchanges on the Putrajaya-KLIA link.

As this Science Park will serve as an integrated development with full supporting facilities, it will contain commercial, residential and recreational facilities.

The industrial components are strategically blended to ensure that they complement each other with a range of sizes that would cater for the major manufacturers to the small vendors.

PKNS will also ensure the provision of the latest and most up to date communication and multimedia facilities and infrastructure.

The Objective

The main objective for this Science Park is to develop a dedicated area to be able to facilitate reliable and solid science and technology based industries. Selangor Science Park 2 will hopefully encourage further



Commercial, residential and recreational activities at Bukit Baja.

development of indigenous technologies and commercialization of R&D.

The Selangor Science Park will encompass facilities that will be able to offer and support technology, flexibility, creativity, a qualified workforce, research and development and support services.

The essence of Selangor Science Park 2 is the fusion of key elements in one dedicated location for the exclusive use of technology based industries. This concept allows technocrats the chance to be innovative, giving them a chance to perfect their craft. This concept is truly one for visionary companies.