

HONG KONG INDUSTRIAL MONTHLY HIGHLIGHTS

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April 2021

Premium
優質
出租
FOR LEASE



橋匯 Gateway TS

長輝路8號, 青衣

8 Cheung Fai Road, Tsing Yi

- 單位面積約19,500平方呎可供租賃及39,000平方呎相連單位可供商議租賃
Unit space approx. 19,500sf for lease & 39,000sf consecutive units upon negotiation for lease
- 配備20部載貨升降機及2部載客升降機 Served by 20 cargo lifts and 2 passenger lifts
- 實用率高 Efficient floor plate
- 樓底約 Ceiling height: 14'6", 負重約 Floor loading: 300lbs/sf
- 租金約 Asking rent: HK\$13.80/sf **exclusive**

Property ID: 500028

出租
FOR LEASE



永得利大廈 Ever Gain Building(No.2)

源順圍21-23號, 沙田

21-23 Yuen Shun Circuit, Sha Tin

- 車路直達兩層貨倉面積共約59,202平方呎可供商議租賃
Direct access two floors warehouse space approx. 59,202sf upon negotiation for lease
- 間格四正, 停車位充足 Large floor plate, ample car parking spaces
- 2部專用載貨升降機及貨台可供使用 (可入高櫃)
Exclusive 2 Cargo lifts & loading bays (hi-cubic capacity)
- 超高樓底約20-23', 負重強約500磅/平方呎
Extra high ceiling circa: 20'-23' & strong floor loading 500lbs/sf
- 租金約 Asking Rent: HK\$12-18/sf **exclusive**

Property ID: 500035

出租
FOR LEASE



嘉民達力中心 Goodman Dynamic Centre

188楊屋道, 荃灣

188 Yeung Uk Road, Tsuen Wan

- 全層車路到單位面積41,465平方呎至46,357平方呎可供商議租賃
Ramp access whole floor spaces approx. 41,465sf- 46,357sf upon negotiation for lease
- 吊櫃服務, 優質基本裝修 Container Hoist available and excellent internal condition
- 多層起卸貨台及配備10部載貨升降機 Multiple floors loading/unloading bays & 10 cargo lifts
- 交通便捷, 鄰近貨櫃碼頭 Easy access, close proximity to Container Terminal
- 樓底約 Ceiling height from 16' 負重約 Floor loading: 250lbs/sf
- 租金約 Asking rent: HK\$15/sf **exclusive**

Property ID: 500021

出租
FOR LEASE



沙田永得利中心 Ever Gain Centre Shatin

安睦街28號, 沙田

28 On Muk Street, Sha Tin

- 車路直達單位面積約 48,178平方呎可供商議租賃
Direct ramp access space approx. 48,178sq. ft. upon negotiation for lease
- 專用卸貨台, 不設入關費 Exclusive loading platforms, No gate charge
- 步行3分鐘即達石門港鐵站, 完善道路網連接港九各區 3 minutes' walking distance to Shek Mun station, well connected with Tunnels and highway infrastructure for immediate access to all major districts
- 超高樓底 HighCeiling:19'8", 負重約 Floor loading: 300 lbs/sf
- 租金約 Asking rent: HK\$15/sf **inclusive**

Property ID: 500037

出租
FOR LEASE



百適第1貨倉 Pak Sik Godown I

火炭禾穗街12-36號, 沙田

12-36 Wo Shui Street, Fo Tan, Sha Tin

- 全層面積約40,000平方呎可供商議租賃
Whole floor space available approx. 40,000sf upon negotiation for lease
- 提供多部大型載貨升降機 Sufficient and large cargo lifts
- 可入40' 貨櫃車 40' container truck accessible
- 交通便捷, 方便跨境運輸 Convenient location for cross-border transportation
- 樓底約 Ceiling height: 12', 負重約 Floor loading: 200lbs/sf
- 租金約 Asking rent HK\$13/ sf **inclusive**

Property ID: 500031

出租
FOR LEASE



豐樹物流中心

青衣路30號, 青衣

Mapletree Logistics Centre

30 Tsing Yi Road, Tsing Yi

- 單位面積由59,555至144,193平方呎可供商議出租
Warehouse space 59,555sf – 144,193sf upon negotiation for lease
- 最高規格設計之物流中心 Quality design with 5.5m clear ceiling height and raised docks with dock levelers
- 每層可分間3個單位,所有樓層車路直達 Potential to split into 3 units per floor, ramp access to all floors
- 設有完善配套及穿梭巴士服務 On-site canteen and shuttle bus services
- 樓底約 Ceiling Height: 18', 負重約 Floor loading: 365lbs/sf
- 租金約 Asking rent: HK\$16/sf **exclusive**

Property ID: 561853

Whole Block
全幢

出租
FOR LEASE



新中國洗衣集團大廈

業暢街6號, 粉嶺

New China Laundry Group Building

6 Yip Cheong Street, Fanling

- 全幢面積約115,756平方呎可供商議租賃
Whole block spaces approx. 115,756sf available upon negotiation for lease
- 設有2部載貨升降機及1部載客升降機 Served by 2 cargo lifts & 1 passenger lift
- 地點優越, 鄰近貨櫃碼頭, 鐵路及主幹道交匯點
Conveniently located with easy access to the port, railway and arterial roads
- 樓底約 Ceiling height 12.5'-19', 負重約 Strong Floor loading: 200lbs/sf
- 租金約 Asking rent from HK\$13.00/sf **exclusive**

Property ID: 403075

Whole Block
全幢

出租
FOR LEASE



龍華國際貨運中心

橫龍街72號, 荃灣

Lung Wah International Godown

72 Wang Lung Street, Tsuen Wan

- 全幢面積約249,135平方呎可供租賃 Whole block spaces approx. 249,135sf available upon for lease
- 設有3部大型載貨升降機及1部載客升降機
Equipped with 3 large cargo lifts & 1 passenger lift for vertical transportation
- 地點優越, 鄰近貨櫃碼頭, 鐵路及主幹道交匯點
Conveniently located with easy access to the port, railway and arterial roads
- 樓底約 Ceiling height 13'-16', 負重約 Strong Floor loading: 208-355lbs/sf
- 租金約 Asking rent from HK\$10.84/sf **exclusive**

Property ID: 546087

Whole Block
全幢

出租
FOR LEASE



新興鴻基屯門貨倉

浩福街28號, 屯門

Sunhing Hung Kai Tuen Mun Godown

28 Ho Fuk Street, Tuen Mun

- 全幢面積約158,000平方呎可供租賃 Whole block spaces approx. 158,000sf available for lease
- 獨立運作, 不設入關費 Independent operation, no gate charge
- 設有4部大型載貨升降機 Equipped with 4 large cargo lifts for vertical transportation
- 寬敞專業上落貨台 Spacious professional loading / unloading facilities
- 高樓底約 Ceiling height 15.6'-17.8', 強負重約 Strong Floor loading: 300lbs/sf
- 租金約 Asking rent: HK\$12.00/sf **inclusive**

Property ID: 519797

地廠精選

GROUND FLOOR HIGHLIGHTS

田氏中心三座

屯門

Tin's Centre Block 3

Tuen Mun

- 地下全層實用面積約40,974平方呎
Whole ground floor net area of approx. 40,974sf for lease
- 罕有大面積地廠供應 Rare sizable ground floor opportunity
- 步行五分鐘即達屯門港鐵站
5 minutes' walking distance to Tuen Mun MTR station
- 租金約 Asking rent: HK\$19/sf **exclusive**



Property ID: 547544

和富大廈

荃灣

Wofoo Building

Tsuen Wan

- 地下全層面積約20,800平方呎
Whole ground floor approx. 20,800sf for lease
- 實用率高 Efficient floor plate
- 交通便捷 Convenient transportation
- 大廈入口位於德士古道 Building entrance at Texaco Road
- 租金約 Asking rent: HK\$28.80/sf up **exclusive**



Property ID: 555954

Quick Stats— Q1 2021

	Q-o-Q Change	Y-o-Y Change
Warehouse Rent	12.4	+1.1%
Warehouse Capital Value	4,241	+4.0%
Warehouse Vacancy Rate	3.2%	-0.4% Points
I/O Rent	15.5	+0.2%
I/O Capital Value	6,469	+0.5%
Factory Rent	11.7	+0.7%
Factory Capital Value	4,548	+0.4%

*The arrows are trend indicators over the specified time period and do not represent a positive or negative value.

Industrial & Logistics Services Hotline:

+852 2820 2909

Level 27, One Pacific Place,
88 Queensway, Admiralty, Hong Kong
hk-industrial@cbre.com.hk

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