

From the desk of Amy Ho

For SALE: Pair of 4-Storey Shop-Office at Garden Shoppe, One City, USJ 25 - MYR 2,500,000 each

Location : Unit E-06 or E-07, Garden Shoppe, One City, USJ 25
Asking Price : MYR 2,500,000 each
Land Size : 1,760 ft²
Dimension : 22' x 80'
Tenure : Freehold
Unique Features : Two adjacent units available for individual or combined purchase

Seize the opportunity to own one or both of these side-by-side 4-storey shop-office units in the bustling Garden Shoppe, One City, USJ 25. Each freehold unit, spanning 1,760 ft² with dimensions of 22' x 80', is offered at an asking price of MYR 2,500,000.

Currently, both units are PARTLY tenanted, generating monthly returns of MYR 4,900 and MYR 6,400 respectively. This corresponds to an annual return on investment of 2.4% and 3.1%, presenting a promising and stable investment opportunity.

The Garden Shoppe at One City is a thriving freehold shop-office complex located in the heart of Subang Jaya, USJ 25. The development hosts an array of amenities such as food and beverage outlets, minimarts, retail shops, and business centers. With ample parking facilities, both roadside and covered, and a 24-hour security system, the complex offers convenience and safety for your investment. Additionally, the presence of NSK, a major supermarket spanning 200,000 sq. ft., is a significant crowd puller, enhancing the commercial allure of One City.

Contact Amy Ho @ +6012-332 1188 to schedule a viewing appointment.



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