

COMPASS[®]

@ KOTA SERI LANGAT

INDUSTRIAL & LOGISTICS HUB

Selangor's Premier Industrial Address

——— A Joint Venture Development Between ———

KWEST

PNB
Permodalan Nasional Berhad

area

SELANGOR 1ST GREEN CERTIFIED MANAGED INDUSTRIAL PARK

COMPASS @ Kota Seri Langat has been conceptualized to meet the growing demand for industrial spaces that prioritize ESG compliance, excellent flood protection, and freehold land titles.

Our strategic location just off the West Coast Expressway (WCE) offers exceptional connectivity to major highways, enabling export-oriented companies to align with ESG requirements and exceed customer expectations. Join us at COMPASS, 'Where Responsibility Meets Innovation, And Success Thrives.'



FREEHOLD
TITLE



GATED &
GUARDED



DEDICATED
INTERCHANGE TO
WEST COAST
EXPRESSWAY



PROFESSIONAL
PARK MANAGEMENT



BUSINESS
CENTER



BUILT TO SUIT,
3-30 ACRES PLOT
OPTION TO RENT/
OUTRIGHT PURCHASE



WORKERS'
ACCOMMODATION



YOUR GATEWAY TO INDUSTRIAL EXCELLENCE & GLOBAL SUCCESS

Spanning 160 expansive acres, this world-class industrial and logistics hub sets a new standard for excellence. It operates as a secure, gated facility, providing essential amenities that are strategically designed to benefit both multinational corporations and local manufacturers. This cutting-edge facility offers you :-



BUILT-TO-SUIT FLEXIBILITY

Blueprint for Success: Select from lot sizes ranging between 100,000 to 1,000,000 sqft. With freehold titles at your disposal, our lots serve as your canvas - meticulously designed by our ensemble of architects, engineers, project managers, and consultants



WORKERS' ACCOMMODATION

With the capacity to accommodate up to 3000 individuals, The Quarters @ Compass offers a comprehensive array of amenities including food courts, clinics, laundry facilities, sports centers, and convenience stores. We prioritize your comfort and convenience.



CUTTING-EDGE SECURITY

Our state-of-the-art security includes round-the-clock multi-tiered systems with 24-hour perimeter monitoring, CCTV surveillance, guard patrols, smart visitor access, and direct owner access control systems.



FULLY-EQUIPPED BUSINESS CENTER

Immerse Yourself in a Productive Business Atmosphere, Featuring Co-Working Spaces, Restaurants, Cafes, Boardrooms, and Meeting Rooms Shared by Tenants of the Industrial and Logistics Hub.



Artist's Impression Only

ONE STOP solutions

YOUR COMPREHENSIVE INDUSTRIAL SOLUTION

At COMPASS, we offer a full spectrum of services to streamline your industrial project from concept to completion. Our dedicated team of consultants, service partners, and contractors work in harmony to deliver excellence.

Our construction management expertise ensures efficient project execution and cost control. We're committed to sustainability, providing energy-saving solutions that benefit both your bottom line and the environment.

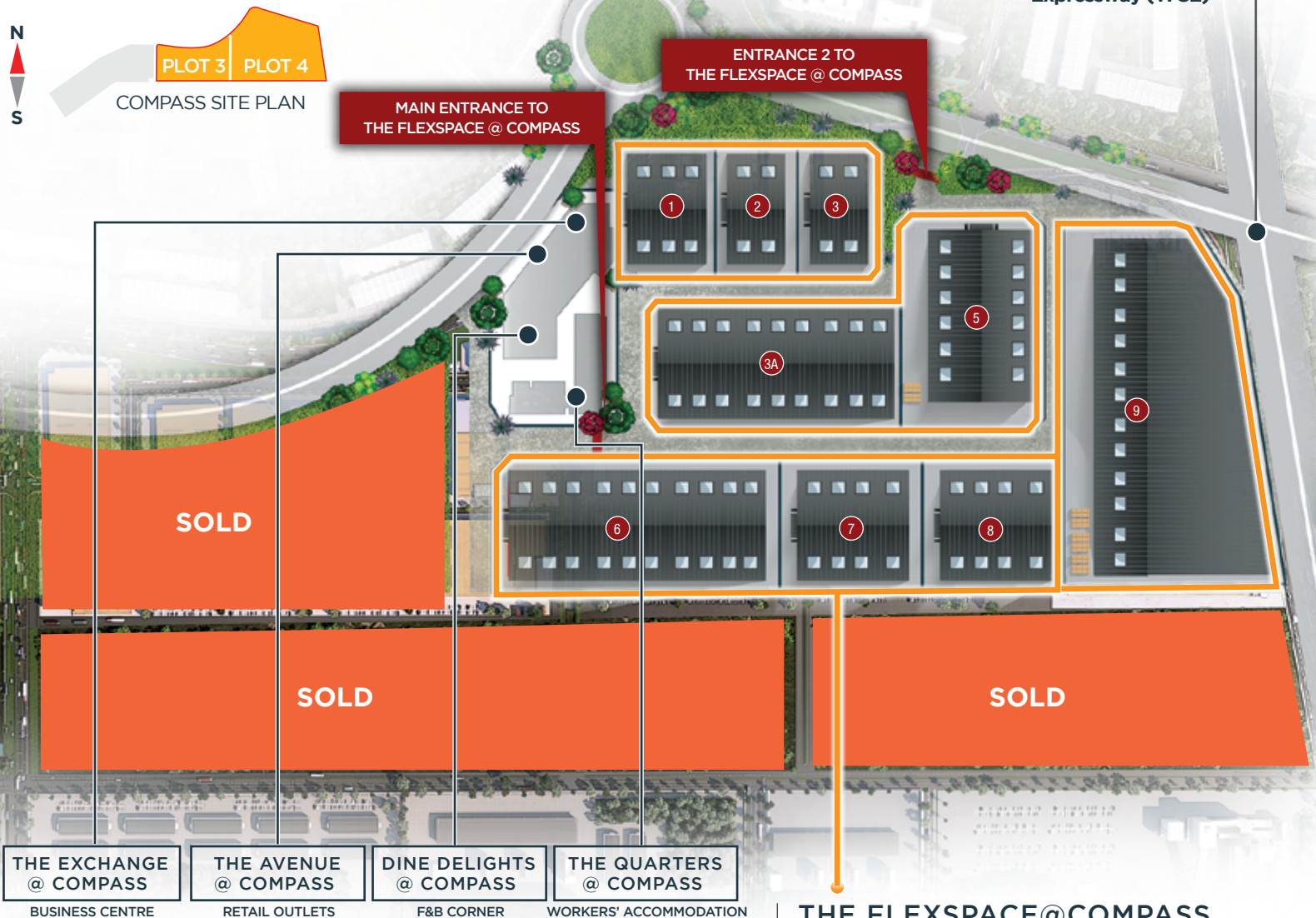
We can guide you through green building accreditation, showcasing your commitment to eco-friendly practices.

Our planning and design services are tailored to your unique needs, creating spaces that enhance productivity and innovation. Whether it's project management, sustainable solutions, green accreditation, or innovative designs, we're your trusted partner for success.

- 01 Professional Construction Management
- 02 Sustainability and Energy Saving Solutions
- 03 Green Building Accreditation
- 04 Post Construction Management and Support Services
- 05 Professional Park Management
- 06 World Class Workers' Accommodation and Dormitory Management
- 07 Automation Technology & System Integration
- 08 Planning & Design Services

MASTER-PLANNED GREEN INDUSTRIAL HUB

YOUR GREEN INDUSTRIAL OASIS



We are committed to providing you with a range of green industrial park features. At FLEXSPACE @ COMPASS, we've reimagined industry for a new era. Our development is designed to embrace automation, adhere to ESG principles, and incorporate cutting-edge green energy solutions. This includes amenities such as EV charging stations, rainwater harvesting, energy-efficient LED lighting, solar panels, and naturally lit skylights in our commitment to setting a sustainable standard for industrial spaces.

THE FLEXSPACE@COMPASS

BUILT TO SUIT WAREHOUSE & INDUSTRIAL LOTS

PLOT 4

1	3.30 ac	3A	8.23 ac	7	4.95 ac
2	2.82 ac	5	7.62 ac	8	4.95 ac
3	2.82 ac	6	10.00 ac	9	17.00 ac

THE AVENUE @ COMPASS

RETAIL OUTLETS



YOUR ACCESSIBLE INSTANT LANDMARK



DIRECT ACCESS TO :-

West Coast Expressway (WCE)

STRATEGIC EXPRESSWAY CONNECTIONS

- 1 New Klang Valley Expressway (NKVE)
- 2 Federal Highway
- 3 Shah Alam Expressway (KESAS)
- 4 South Klang Valley Expressway (SKVE)
- 5 North-South Expressway Central Link (ELITE)
- 6 New North Klang Straits Bypass (NNKSB)

COMPASS
@ KOTA SERI LANGAT



25KM
KLIA

42KM
Subang Airport



31KM
North Port

45KM
West Port



42KM
Kuala Lumpur City Center (KLCC)



35KM
Putrajaya



RESTAURANTS & ALFRESCO CAFE



LOTUS'S HYPERMARKET BANTING

INDUSTRIAL EFFICIENCY WITH NEARBY CONVENIENCES

SHOPPING

- Lotus's Hypermarket Banting
- The Store
- Eonsave

LEISURE

- Gamuda Cove
- Quayside Mall
- Sanctuary Mall

NEARBY TOWNSHIP

- Rimbayu
- Eco Sanctuary
- Tropicana Aman
- Bandar Mahkota Banting

HEALTH

- Banting Hospital

EDUCATION

- College MARA Banting
- Banting Polytechnic
- College MCS
- Victoria International School

COMPASS @ Kota Seri Langat satisfies a whole range of critical requirements for a modern industrial development that includes superior access to major highways, world-class utilities, building specifications, features and infrastructure, vital market accessibility, and an abundant labour force.

A Joint Venture Development Between

KWEST | **PNB** | **area**

COMPASS
@ KOTA SERI LANGAT

Compass Sales Gallery

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Visit us at:



Sales Gallery

Compass Site