

Asia Square Tower 2

12 Marina View Singapore 018961

Asia Square Tower 2 is a 46-storey integrated development comprising premium Grade A offices with ancillary retail space and a hotel (owned by an unrelated third party). Completed in September 2013, the building offers high quality office space through its large, efficient and column-free floor plates of up to 31,000 sq ft.

Harnessing sustainable practices, the building integrates solar panels and a smart roof design to optimize natural sunlight, minimizing energy consumption. The façade also employs highly efficient double-glazed glass with triple lining for heat reduction.

Indoors, the Intelligent Building Management System, paired with motion detectors, seamlessly regulates lighting levels based on occupancy and usage patterns, while energy-efficient lifts convert lift car movements into electricity to power the system autonomously. Water conservation is prioritized as harvested water from air handling units is repurposed for flushing water closets.

- Located in the heart of Singapore's Central Business District
- Well served by 2 MRT lines via Shenton Way (Thomson East Coast line) and Downtown (Downtown line) MRT stations
- End-of-trip facilities available for sustainable commuting: shower facilities, bicycle lots and lockers

	Type	Unit	Area (sqm/sf)	Rent (\$psm / \$psf)	Availability
1	Grade A Office	Level 6	10,943 sf	Call	Immediate
2	Grade A Office	Level 24	16,962 sf	Call	Immediate
3	Grade A Office	Level 26	5,600 sf	Call	Immediate

For viewing appointment call : **David Phua +65 9844 8486**

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