

kampus
a place for all of us

មធ្យោបាយថ្មីនៃការធ្វើការសម្រាប់យើងទាំងអស់គ្នា។

A NEW WAY OF WORKING FOR ALL OF US.

kampus
a place for all of u

Leasing & Property Management By
THE
MALL
COMPANY



THE
MALL
COMPANY

A Place for All of Us!

Welcome to Kampus

A Place for All of Us

Introduction

Kampus is a new style of working for Cambodia:

- Collaboration
- Community
- Capacity Building
- Learning & Development
- Training



« retail ^ terrace » offices ↗ parking

» kampus

With a large conference facility for tenants and associations to use, flexible working space, training and development centre as well as a human resource development centre, Kampus is a concept designed to provide workspace while better equipping workforce, skills, capability and confidence. We look forward to Welcoming You to Kampus!

A Brief Guide to Kampus

What can be expected at Kampus

Campus offers a range of facilities, conveniences, offices styles as well as café, restaurants and lifestyle spaces for events, meetings or to just relax.

Kampus includes:

- **Drop-Off Feature Entrance**
- **Basement Moto & Car Parking**
- **Ground Floor Café's, Restaurants and Convenience**
- **Ground Floor Conference Facility**
- **1st Floor Terrace with Café, Entertainment and Leisure Facilities**
- **1st Floor Flexible Office Working Space**
- **2nd Floor Restaurant / Café and Flexible Office Working Space**
- **3rd Floor to 9th Floor Office Space**
- **10th Floor Sky Bar**



Conference Hall

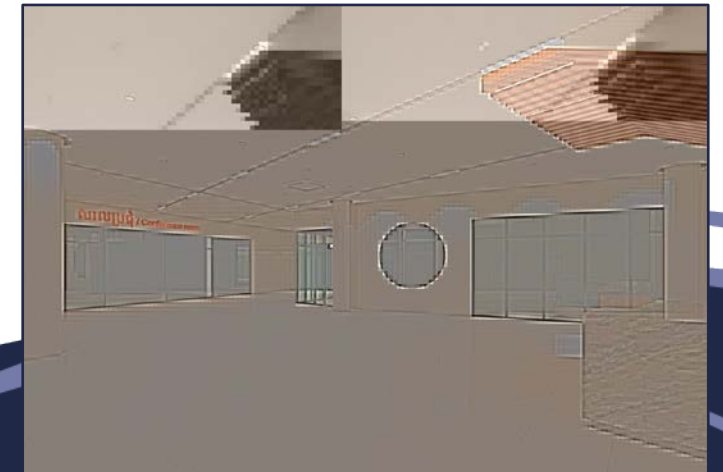
Kampus has a luxury Conference Hall with over 1,000 Sq.m used for multi purposes of Conference, Meeting, and Training, especially youth training.

Retail & Sky Bar

Café', restaurant and convenience retailers can be found on the Ground, 1st and 2nd Floors with a sky bar located at the top 10th floor.

Parking

Up to 100 car parking spaces and 250 moto parking spaces are available at Kampus for 6,000 sq.m of commercial leasable space. This is almost double the car parking provision for most office buildings across Phnom Penh.



Factsheet

Property Type: Office, Training and Development Centre

Land Area: 5,000 Sq.m

Gross Floor Area (GFA): 10,543 Sq.m

Retail & Office Area (NLA): 6,000 S.qm

Green and Open Spaces: 3,241 Sq.m

Total No. of Floors: 10 Floors

No. of Retail Units: GF x 4 Retail Units | 1F x 1 Retail Unit
2F x 1 Retail Unit | 10F x 1 Sky Bar

Elevators: 3

Lease Terms: 2 Years +

Rental Fees: Available Upon Request

Soft Opening Date: 15th May, 2021

Parking: Basement: 97 Car Parking Spaces
and 224 Moto Parking Spaces

Anchor Tenants: Premium Coffee, Premium F&B Brands, Local Restaurant,
and Sky Bar

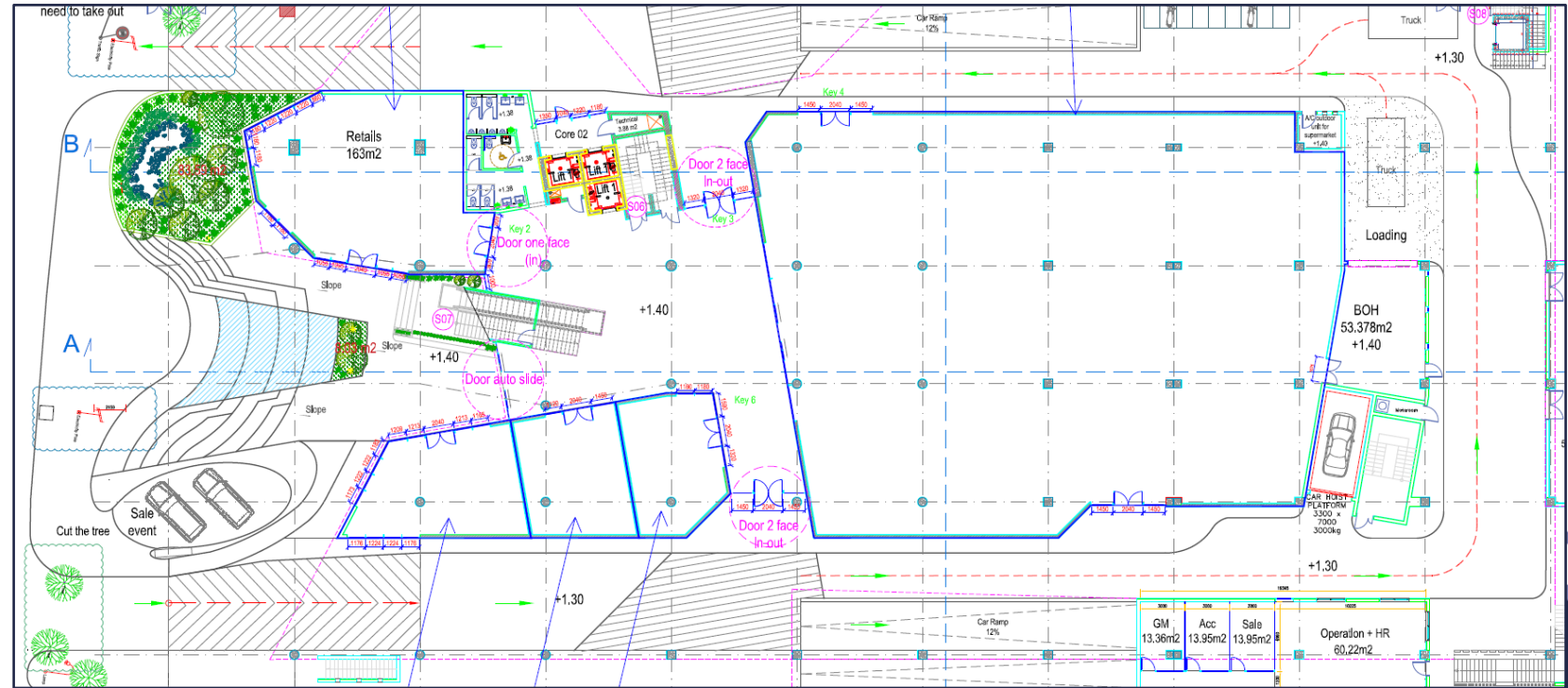
**The Mall Company
Scope of Work:** Property Management and Leasing
Management, Leasing, Project Design Consultancy, and
Marketing

« retail ^ terrace » offices ↗ parking

Ground Floor Unit Size Schedule

Unit No:	Unit Use	Unit Size Sq.m (NLA)
GA	Conference Facility	1,036 Sq.m
GB	Retail	163 Sq.m
GC	Retail	77 Sq.m
GD	Retail	63 Sq.m
GE	Retail	81 Sq.m

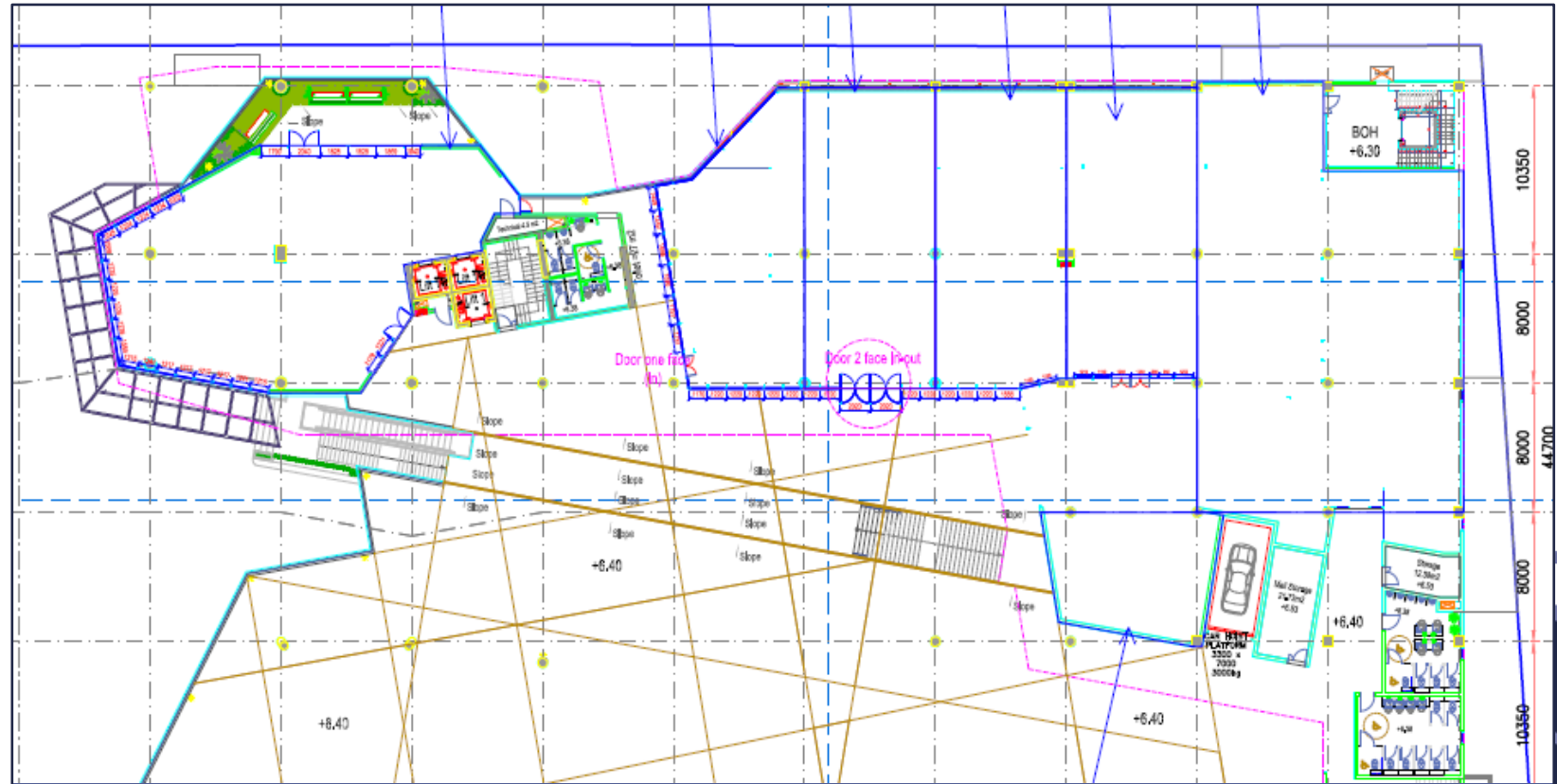
Ground Floor Layout Plan



First Floor Unit Size Schedule

Unit No:	Unit Use	Unit Size Sq.m (NLA)
1A	Event & Mini Expo	1,215 Sq.m
1B	Retail	297 Sq.m
1C	Office	137 Sq.m
1D	Office	159 Sq.m
1E	Office	158 Sq.m
1F	Office	153 Sq.m
1G	Office	410 Sq.m
1H	Office	81 Sq.m

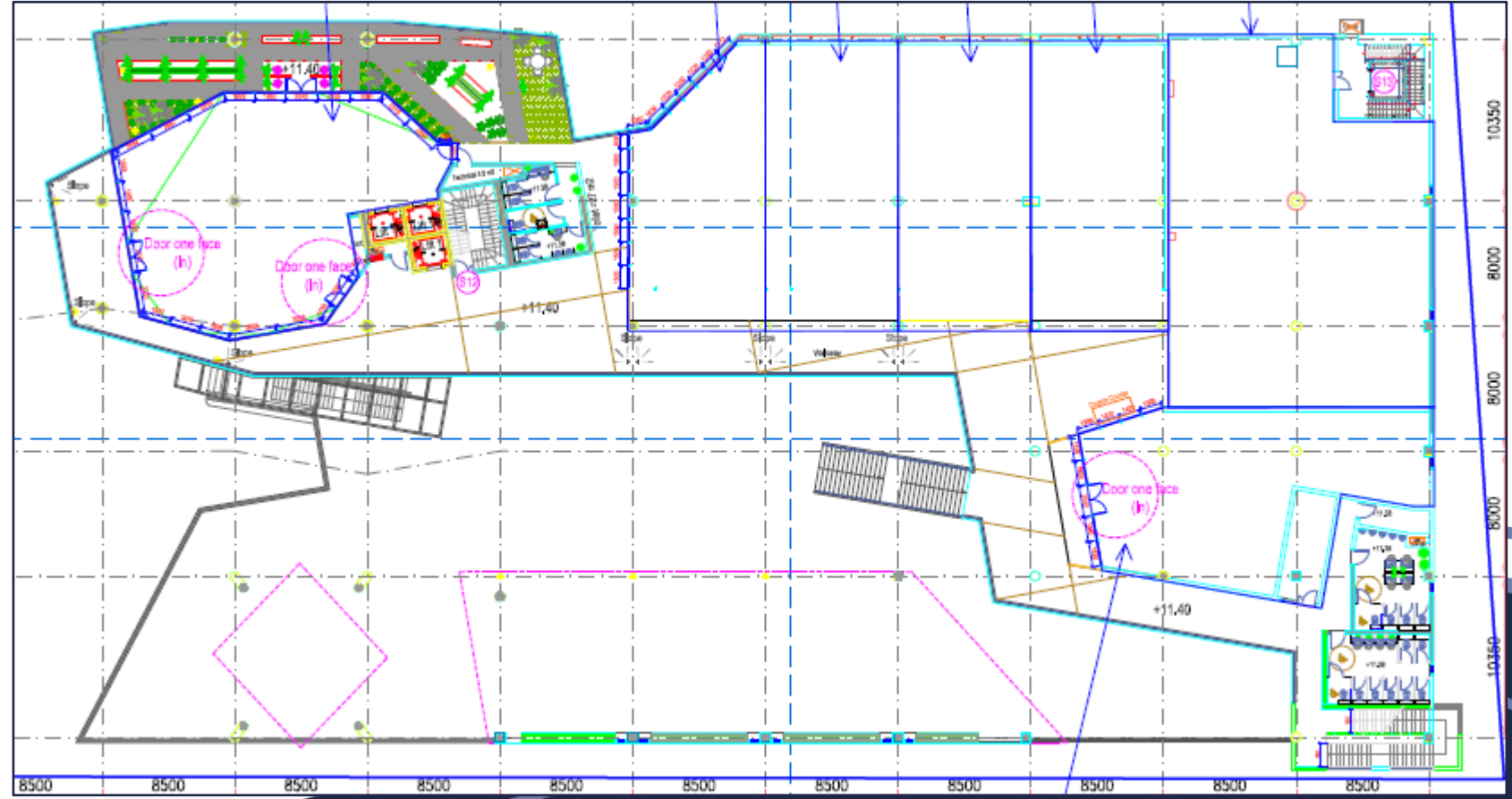
First Floor Layout Plan



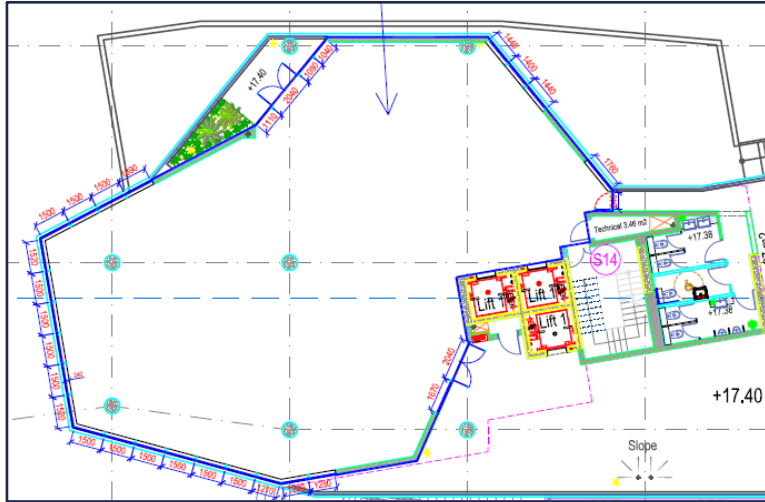
Second Floor Unit Size Schedule

Unit No:	Unit Use	Unit Size Sq.m (NLA)
2A	Retail	244 Sq.m
2B	Office	139 Sq.m
2C	Office	158 Sq.m
2D	Office	158 Sq.m
2E	Office	164 Sq.m
2F	Office	370 Sq.m
2G	Office	216 Sq.m

Second Floor Layout Plan

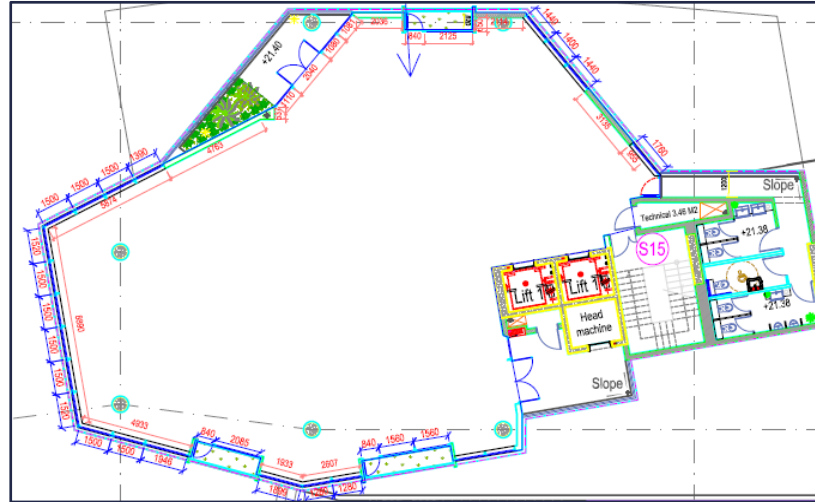


Third Floor Layout Plan & Unit Size Schedule



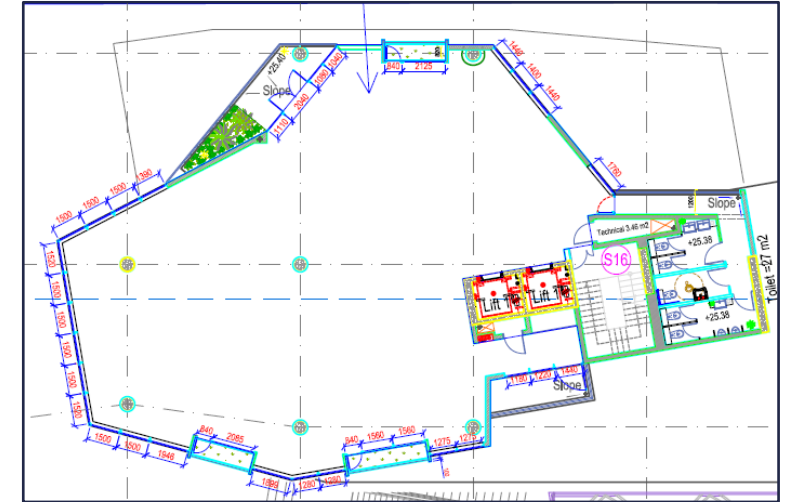
Unit No:	Unit Use	Unit Size Sq.m (NLA)
3F	Office	380 Sq.m

3A Layout Plan & Unit Size Schedule



Unit No:	Unit Use	Unit Size Sq.m
3A	Office	380 Sq.m

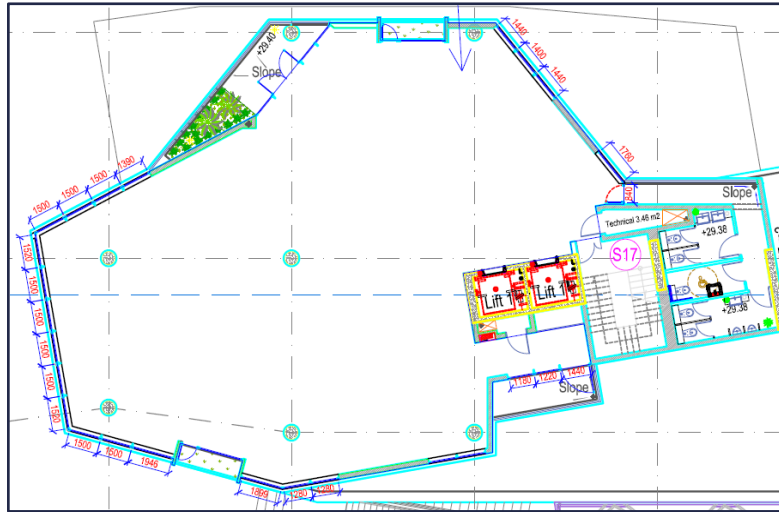
Fifth Floor Layout Plan & Unit Size Schedule



Unit No:	Unit Use	Unit Size Sq.m (NLA)
5A	Office	190 Sq.m

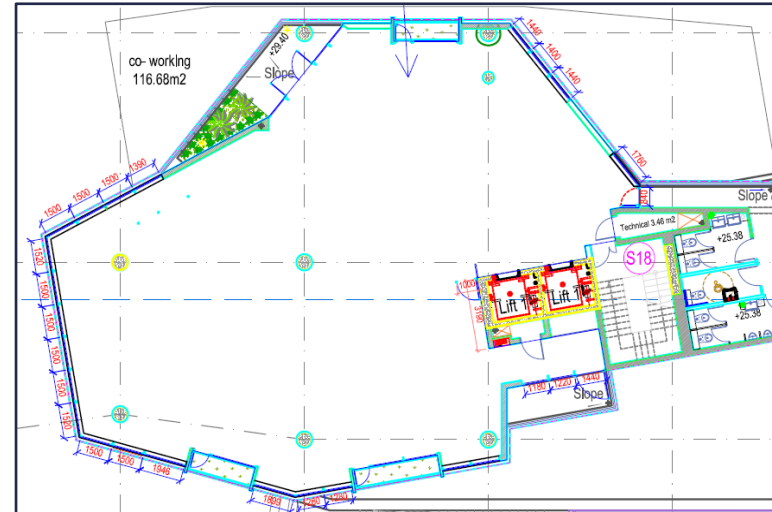
5B	Office	190 Sq.m
----	--------	----------

Sixth Floor Layout Plan & Unit Size Schedule



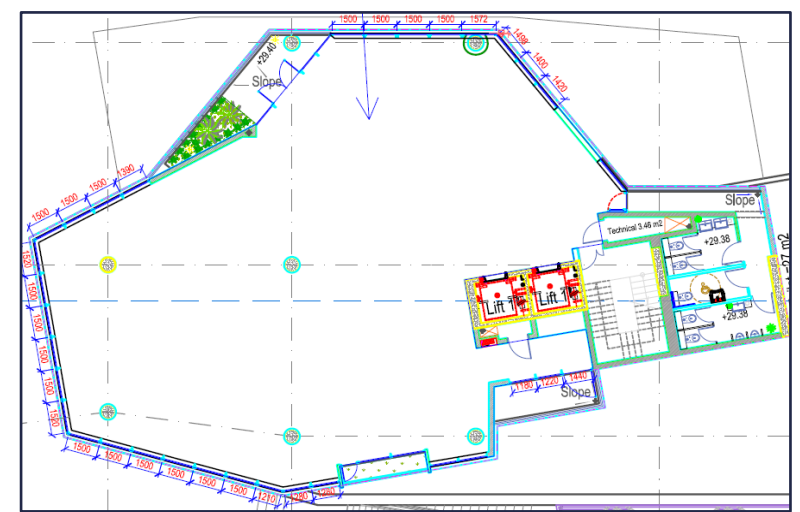
Unit No:	Unit Use	Unit Size Sq.m
6A	Office	190 Sq.m
6B	Office	190 Sq.m

Seventh Floor Layout Plan & Unit Size Schedule



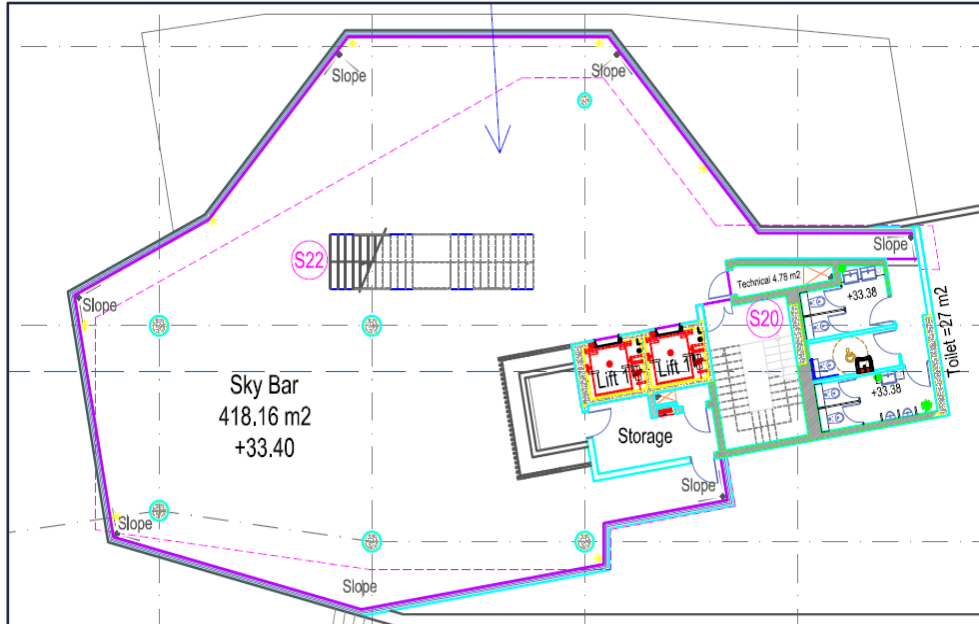
Unit No:	Unit Use	Unit Size Sq.m (NLA)
7A	Office	190 Sq.m
7B	Office	190 Sq.m

Eight Floor Layout Plan & Unit Size Schedule



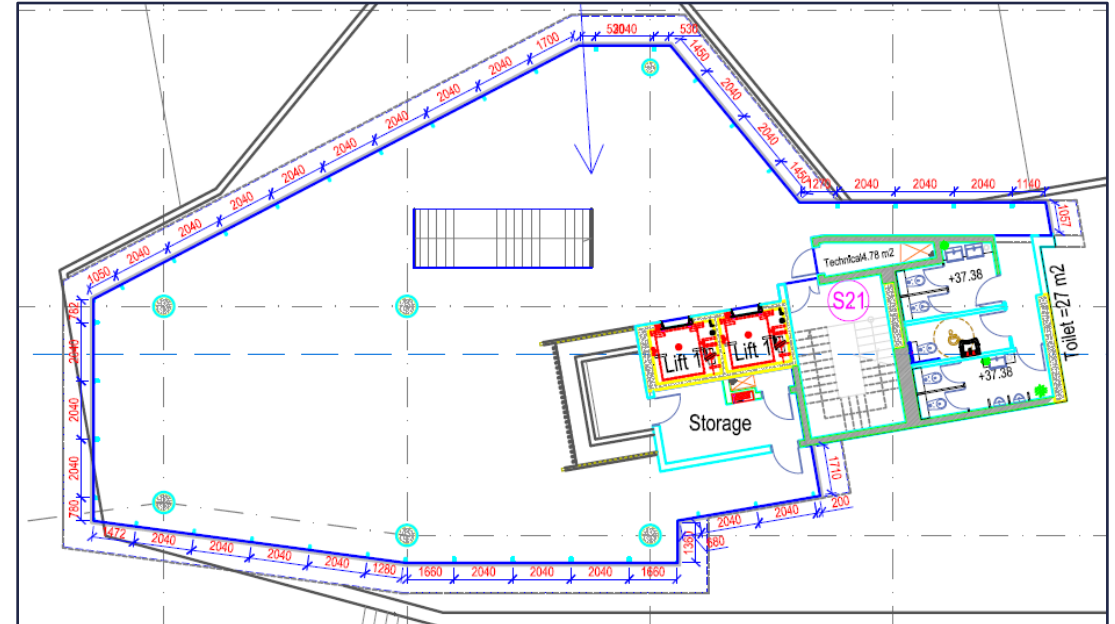
Unit No:	Unit Use	Unit Size Sq.m
8A	Office	190 Sq.m
8B	Office	190 Sq.m

Ninth Floor Layout Plan & Unit Size Schedule



Unit No:	Unit Use	Unit Size Sq.m (NLA)
9F	Sky Bar	418 Sq.m

Tenth Floor Layout Plan & Unit Size Schedule

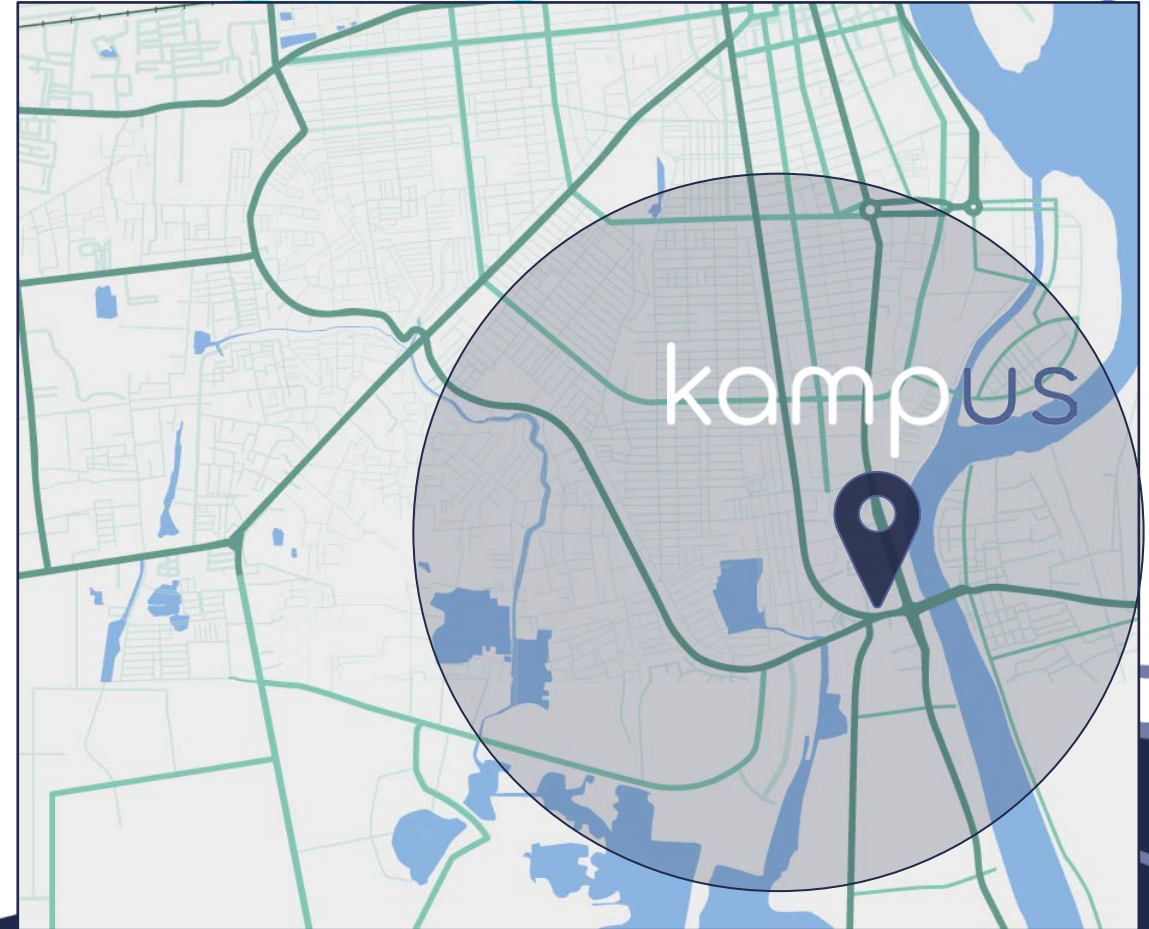


Unit No:	Unit Use	Unit Size Sq.m (NLA)
10A	Retail	340 Sq.m
10B	Retail	340 Sq.m

Location and Access

Kampus is located on Preah Monivong Blvd near Tonle Bassac II and Kbal Thnol Sky Bridge in Khan Chamkarmon.

Kampus is in easy access range to Chbar Ampov, Boeung Snor, Takmao, ING City, Boeung Trobek, Steung Mean Chey, and Phnom Penh Central.



Leasing Opportunities

Leasing opportunities at reasonable and good value prices for flexible work space, offices, retail units for café's, restaurants, convenience stores as well as a sky bar exist for for occupiers looking to join us at Kampus.

For Leasing Opportunities, Contact Us Today



Ms. Puthik Sok

Leasing Manager

+855 81 81 15 15

puthik@themallcompany.com



Ms. Sreyka Penh

Leasing Executive

+855 93 335 657

sreyka@themallcompany.com

Leasing & Property Management By:

T H E
M A L L
C O M P A N Y