

# TOK BALI INDUSTRIAL PARK (TBIP)

PASIR PUTEH, KELANTAN



## The New Investment Destination in Kelantan

### STRATEGICALLY LOCATED



50 km to Sultan Ismail  
Petra Airport



Proximity to  
ECRL Station



8 km to Tok Bali  
Supply Base



Access to  
Major Highways  
CSR & LPT3 (Future)



# FOCUS AREAS

Construction and Building Materials

Metal Fabrication

Edible Oil Industry

Marine Industry

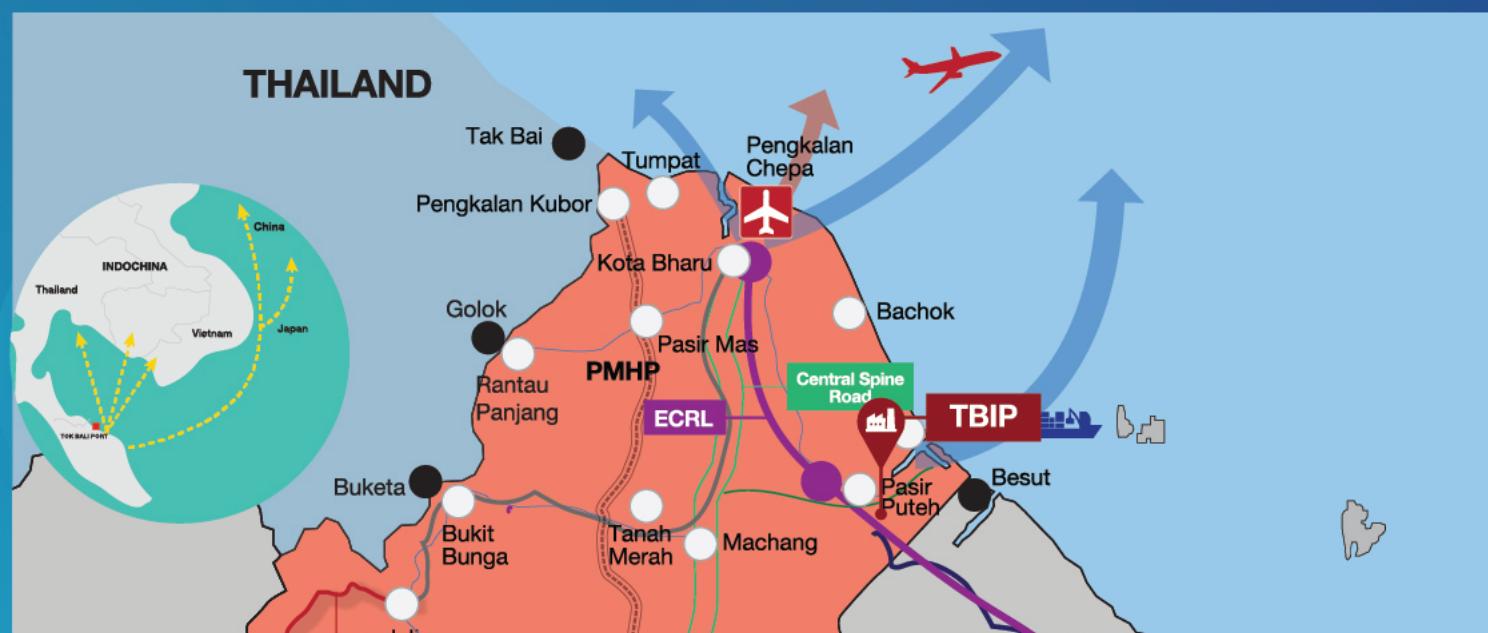
## SPURRING ECONOMIC GROWTH IN KELANTAN

The Tok Bali Industrial Park (TBIP) is set to be the new investment destination for local and foreign investors seeking growth in general manufacturing and the downstream processing of agricultural products with convenient access to markets in Southern Thailand and the Greater Mekong Region. With an area of approximately 81 hectares of land, TBIP will be an infrastructure-ready industrial park that will allow investors to immediately commence their development plans.

It is located within the proximity of the Central Spine Road (CSR), the future East Coast Expressway Phase 3 (LPT3), the East Coast Rail Link (ECRL) and the Tok Bali Supply Base. The Sultan Ismail Petra Airport, that is located within a 50 km radius, is set to become a regional airport upon the completion of its expansion. This allows easy accessibility and mobility to and from TBIP.

The presence of the Tok Bali Integrated Fisheries Park (TBIFP) and the Tok Bali Supply Base further strengthens TBIP's position as a hub for value-added manufacturing, as well as midstream and downstream activities.

## TBIP INDUSTRIAL PARK CONNECTIVITY



# TBIP INDUSTRIAL PARK LAYOUT



COMPONENT	PHASE 1A (ha)	PHASE 1B (ha)	PHASE 2 (ha)	TOTAL (ha)
Industrial	19.580	7.452	26.858	53.890
Commercial	1.230	0	0	1.230
Infrastructure	17.458	2.277	6.634	26.369
Total Sum	38.268	9.729	33.492	81.489

## LEGEND

### INDUSTRY

- INDUSTRIAL LOTS
- INDUSTRIAL DETACHED
- INDUSTRIAL SEMI-DETACHED
- INDUSTRIAL TERRACE

### BUSINESS

- PETROL STATION
- SHOP OFFICE (22' x 80')

## INFRASTRUCTURE AND UTILITIES

- PMU TRANSMISSION MAIN INTAKE
- PPU MAIN DIVIDER SUBSTATION
- PE ELECTRICAL SUBSTATIONS
- TA WATER TANK  
WATER SUPPLY CAPACITY:  
4.1 MILLION LITRE PER DAY (MLD)
- STP SEWAGE TREATMENT PLANT  
CAPACITY: 6,000 PE
- OPEN SPACE
- KTA WATER RESERVOIR POOL
- DRAINAGE RESERVE (6 m - 10 m)
- ROAD RESERVE

# AVAILABLE INCENTIVES FOR MANUFACTURERS

- 1  **PIONEER STATUS**  
Income tax exemption ranging from 70% to 100% for a period of 5 or 10 years
- 2  **REINVESTMENT ALLOWANCE**  
60% on qualifying capital expenditure for 15 consecutive years
- 3  **INVESTMENT TAX ALLOWANCE**  
60% or 100% on qualifying capital expenditure for 5 years
- 4  **IMPORT DUTY EXEMPTION**  
For raw materials, components, machinery and equipment

**GET IN TOUCH  
WITH US FOR  
EXCITING  
INVESTMENT  
OPPORTUNITIES  
IN ECER MALAYSIA**



e-Flyers  
Tok Bali Industrial Park



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