

OFFICE
ROOM

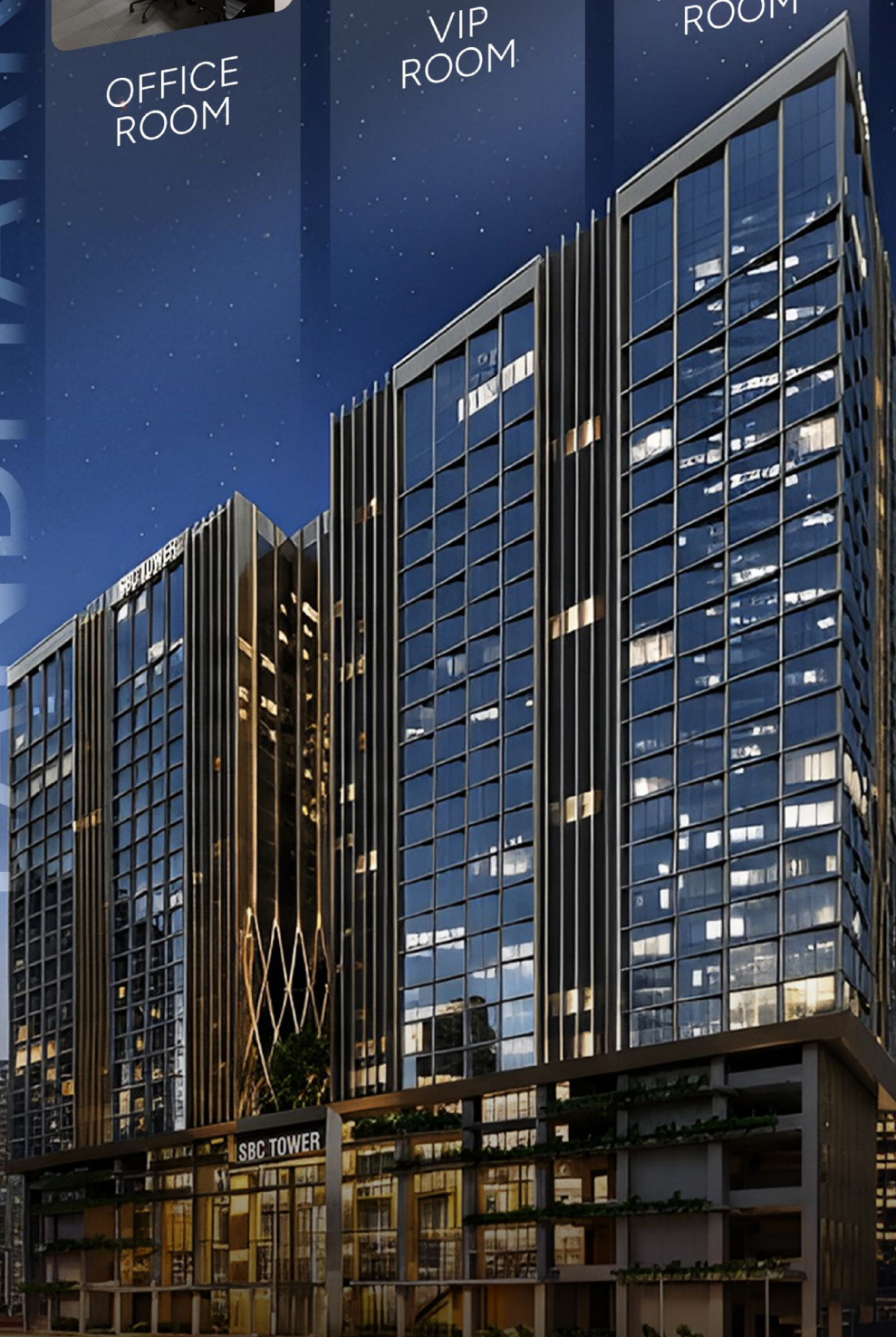


VIP
ROOM



MEETING
ROOM

SBC TOWER OFFICE LANDMARK



72%

UNIT SOLD OUT

0%

INTEREST ON
INSTALLMENT

80%

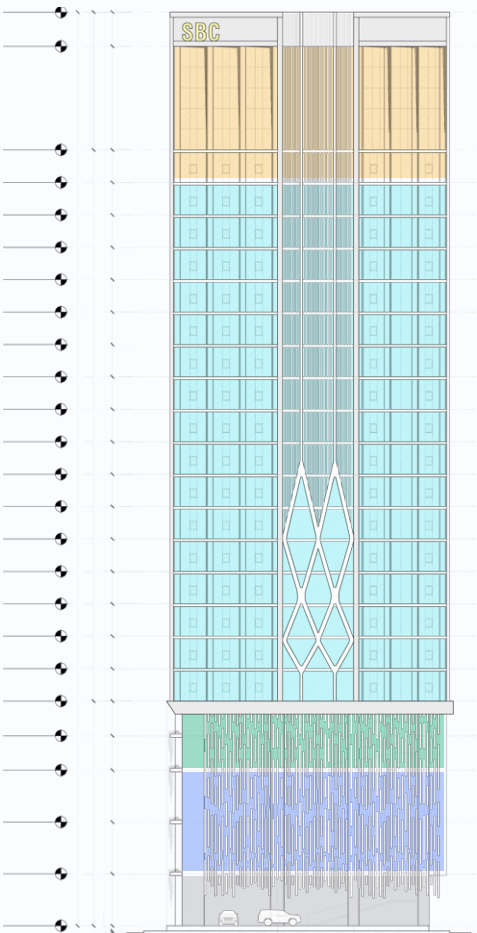
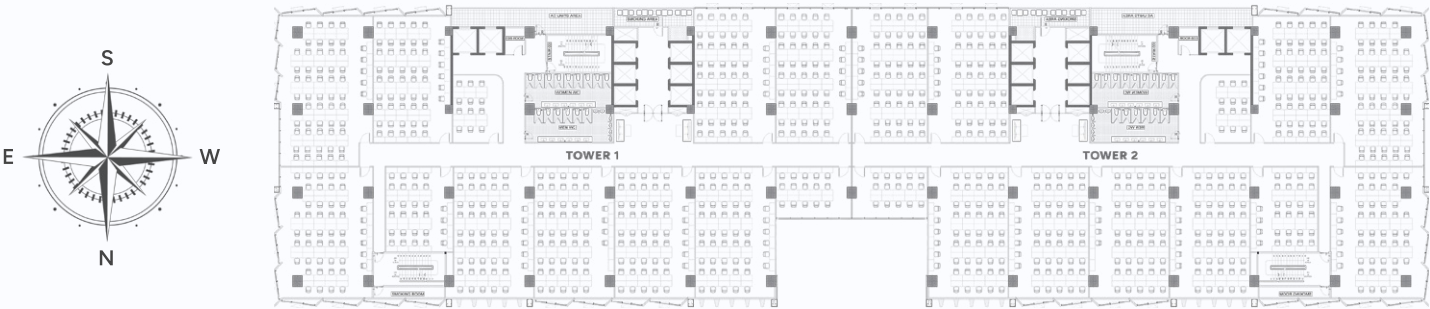
COMPLETION

SBC TOWER

A 23-floor modern office tower designed as a vertical hub of innovation and comfort, where contemporary architecture meets thoughtfully planned workspaces that promote productivity, collaboration, and well-being. With flexible office layouts and carefully integrated amenities, **SBC TOWER** creates an environment where professionals can focus, connect, and recharge.

Building Area	GFA +/- 85,000 m ²
Power Supply	12,000 kVA
Power Backup	100% backup 6 x 1,250 kVA
Elevator	Card Elevator Access
Air Conditioning	Aluminum Air Conditioner Grill
Fire Department	Smoke and heat detector, fire alarm, sprinkler, hydrant box, fire extinguisher in every floor (according to NFPA standards)
Security	CCTV at public area, IP camera, digital storage

- GROUND FLOOR | Lobby, Parking Space
- FLOOR 3 - 21 | Office Space
- FLOOR 1 - M1 | Food Court, Marketing Gallery, Parking Space
- FLOOR 22 - 23 | GYM, Entertainment
- FLOOR 2 - M2 | Parking Space





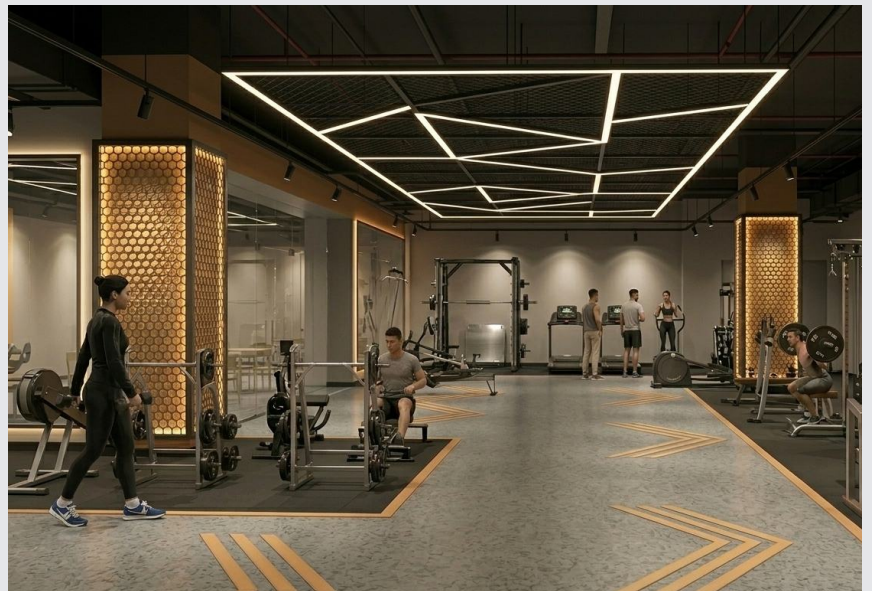
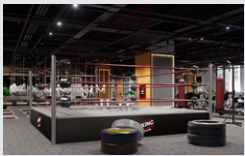
GLOBAL CUISINE FOOD COURT

An office food court featuring global cuisines offers diverse flavors that cater to different tastes and make everyday dining more enjoyable.



SPACIOUS FITNESS HALL

A spacious fitness hall designed to provide ample room for movement, equipment, and a comfortable workout experience.



SECURE PARKING AREA

A secure parking area for cars and motorbikes ensures safe, convenient access while giving users peace of mind.



MULTIPLE SPORTS COURTS

An office tower with dedicated sports courts encourages a healthier, more balanced work environment where productivity and well-being go hand in hand. These on-site sports facilities provide opportunities to stay active, relieve stress, strengthen teamwork, and foster meaningful connections, creating a vibrant workplace that supports both professional success and an active lifestyle.

BADMINTON COURT



BASKETBALL COURT



PADEL COURT



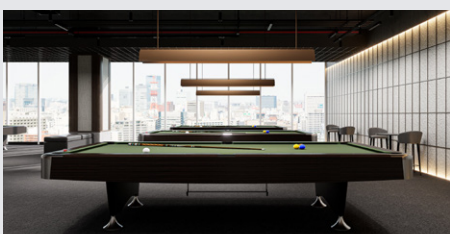
GLAMOROUS CASINO AND LOUNGE

A glamorous and vibrant casino nestled within the office tower offers an electrifying escape, where refined interiors, dazzling lights, and an atmosphere of excitement come together to create a truly sophisticated entertainment experience.



LIVELY BILLIARD ROOM

The office tower features a lively billiard area, providing a vibrant and inviting space where colleagues can unwind, socialize, and enjoy friendly games, all within a stylish and comfortable environment that encourages relaxation and connection.



An elevated **workplace**,
meticulously designed to reflect you.



LOW ZONE

Floor 8

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
FULL FLOOR	469	1446 m ²	USD 2.800	USD 4.048.800	USD 5.000	USD 168.492

LOW ZONE

Floor 9, 10

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
A B C F	158	440 m ²	USD 2.800	USD 1.232.000	USD 5.000	USD 51.125
G H I J	148	416 m ²	USD 2.800	USD 1.164.800	USD 5.000	USD 48.325
D E K L	163	430 m ²	USD 2.800	USD 1.204.000	USD 5.000	USD 49.959

LOW ZONE

Floor 11, 12, 15

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
A	57	150 m ²	USD 2.800	USD 420.000	USD 5.000	USD 17.292
B	51	111 m ²	USD 2.800	USD 310.800	USD 5.000	USD 12.742
C	12	38 m ²	USD 2.800	USD 106.400	USD 5.000	USD 4.225
D	50	120 m ²	USD 2.800	USD 336.000	USD 5.000	USD 13.792
E	50	112 m ²	USD 2.800	USD 313.600	USD 5.000	USD 12.859
F	47	134 m ²	USD 2.800	USD 375.200	USD 5.000	USD 15.425
G	28	64 m ²	USD 2.800	USD 179.200	USD 5.000	USD 7.259
H I J K	50	116 m ²	USD 2.800	USD 324.800	USD 5.000	USD 13.325
L	15	42 m ²	USD 2.800	USD 117.600	USD 5.000	USD 4.692

HIGH ZONE

Floor 16

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
A	57	150 m ²	USD 3.000	USD 450.000	USD 5.000	USD 18.542
B	51	111 m ²	USD 3.000	USD 333.000	USD 5.000	USD 13.667
C	12	38 m ²	USD 3.000	USD 114.000	USD 5.000	USD 4.542
D	50	120 m ²	USD 3.000	USD 360.000	USD 5.000	USD 14.792
E	50	112 m ²	USD 3.000	USD 336.000	USD 5.000	USD 13.792
F	47	134 m ²	USD 3.000	USD 402.000	USD 5.000	USD 16.542
G	28	64 m ²	USD 3.000	USD 192.000	USD 5.000	USD 7.792
H I J K	50	116 m ²	USD 3.000	USD 348.000	USD 5.000	USD 14,292
L	15	42 m ²	USD 3.000	USD 126.000	USD 5.000	USD 5.042

HIGH ZONE

Floor 18

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
A B C F	158	440 m ²	USD 3.000	USD 1.320.000	USD 5.000	USD 54.792
G H I J	148	416 m ²	USD 3.000	USD 1.248.000	USD 5.000	USD 51.792
D E K L	163	430 m ²	USD 3.000	USD 1.290.000	USD 5.000	USD 53.542

HIGH ZONE

Floor 17, 19, 20, 21

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
FULL FLOOR	469	1446 m ²	USD 3.000	USD 4.338.000	USD 5.000	USD 180.542

The listed price above is for the bare office unit and does not include interiors or add-ons.

LOW ZONE

Floor 8

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
FULL FLOOR	469	1446 m ²	USD 2.800	USD 4.048.800	USD 5.000	USD 168.492

LOW ZONE

Floor 9, 10

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
M N R S	158	430 m ²	USD 2.800	USD 1.204.000	USD 5.000	USD 49.959
T U V W	148	416 m ²	USD 2.800	USD 1.164.800	USD 5.000	USD 48.325
O P Q X	163	440 m ²	USD 2.800	USD 1.232.000	USD 5.000	USD 51.125

LOW ZONE

Floor 11, 12, 15

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
M	50	112 m ²	USD 2.800	USD 313.600	USD 5.000	USD 12.859
N	50	120 m ²	USD 2.800	USD 336.000	USD 5.000	USD 13.792
O	12	38 m ²	USD 2.800	USD 106.400	USD 5.000	USD 4.225
P	51	111 m ²	USD 2.800	USD 310.800	USD 5.000	USD 12.742
Q	57	150 m ²	USD 2.800	USD 420.000	USD 5.000	USD 17.292
R	15	42 m ²	USD 2.800	USD 117.600	USD 5.000	USD 4.692
S T U V	50	116 m ²	USD 2.800	USD 324.800	USD 5.000	USD 13.325
W	28	64 m ²	USD 2.800	USD 179.200	USD 5.000	USD 7.259
X	47	134 m ²	USD 2.800	USD 375.200	USD 5.000	USD 15.425

HIGH ZONE

Floor 16

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
M	50	112 m ²	USD 3.000	USD 336.000	USD 5.000	USD 13.792
N	50	120 m ²	USD 3.000	USD 360.000	USD 5.000	USD 14.792
O	12	38 m ²	USD 3.000	USD 114.000	USD 5.000	USD 4.542
P	51	111 m ²	USD 3.000	USD 333.000	USD 5.000	USD 13.667
Q	57	150 m ²	USD 3.000	USD 450.000	USD 5.000	USD 18.542
R	15	42 m ²	USD 3.000	USD 126.000	USD 5.000	USD 5.042
S T U V	50	116 m ²	USD 3.000	USD 348.000	USD 5.000	USD 14.292
W	28	64 m ²	USD 3.000	USD 192.000	USD 5.000	USD 7.792
X	47	134 m ²	USD 3.000	USD 402.000	USD 5.000	USD 16.542

HIGH ZONE

Floor 18

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
M N R S	163	430 m ²	USD 3.000	USD 1.290.000	USD 5.000	USD 53.542
T U V W	148	416 m ²	USD 3.000	USD 1.248.000	USD 5.000	USD 51.792
O P Q X	158	440 m ²	USD 3.000	USD 1.320.000	USD 5.000	USD 54.792

HIGH ZONE

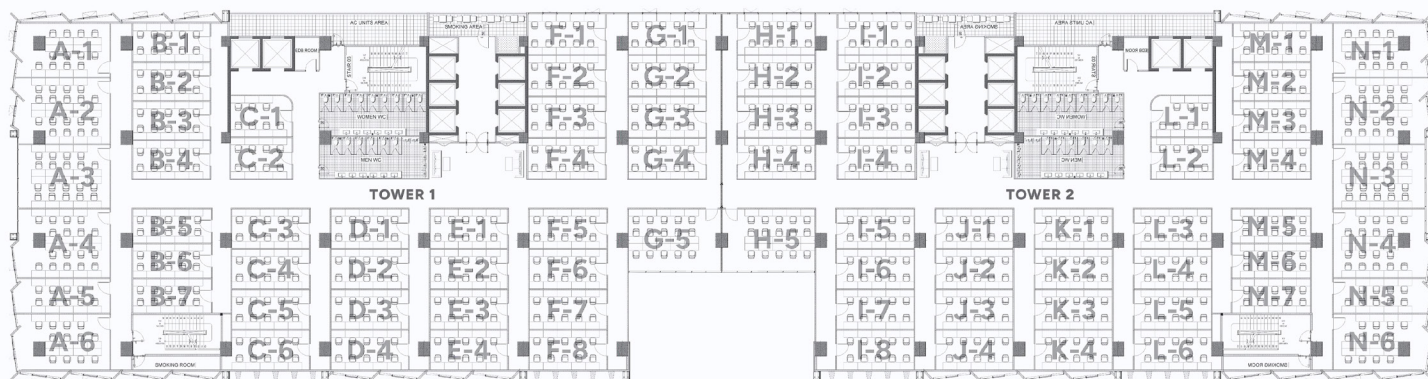
Floor 17, 19, 20, 21

Unit	Table	Nett Area	Price/m ²	Total Price	Booking Fee	Installment 24x
FULL FLOOR	469	1446 m ²	USD 3.000	USD 4.338.000	USD 5.000	USD 180.542

The listed price above is for the bare office unit and does not include interiors or add-ons.

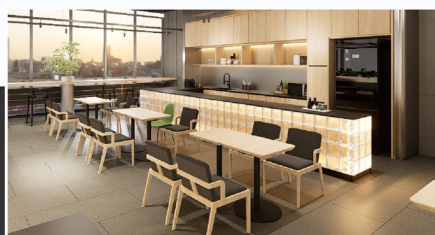
OFFICE AREA FOR RENT Coming Soon

Floor 3, 5, 6, 7



Unit	Table	Nett Area
A1	12	37 m ²
A2	18	44 m ²
A3	19	43 m ²
A4	17	47 m ²
A5	9	24 m ²
A6	12	38 m ²
B1 - B4	10	22 m ²
B5 - B7	10	20 m ²
C1	7	19 m ²
C2	8	19 m ²
C3 - C6	10	23 m ²
D1 - D4	10	23 m ²
E1 - E4	10	23 m ²
F1 - F8	10	23 m ²
G1 - G4	10	23 m ²
G5	15	42 m ²

Unit	Table	Nett Area
H1 - H4	10	23 m ²
H5	15	42 m ²
I1 - I8	10	23 m ²
J1 - J4	10	23 m ²
K1 - K4	10	23 m ²
L1	7	19 m ²
L2	8	19 m ²
L3 - L6	10	23 m ²
M1 - M4	10	22 m ²
M5 - M7	10	20 m ²
N1	12	37 m ²
N2	18	44 m ²
N3	19	43 m ²
N4	17	47 m ²
N5	9	24 m ²
N6	12	38 m ²



- ☒ AC and tables included
- ☒ Tiles installed
- ☒ LAN Route available

LOCATION

Poipet is primarily known as a major border crossing between Cambodia and Thailand, making it one of the busiest border crossings in Southeast Asia with thousands of people crossing daily for trade, tourism and other purposes.

The town serves as a significant commercial and trading hub due to its strategic location on the border. You're find a wide range of goods and commodities being traded, including textiles, electronics and agricultural products.

LEGEND

-  **SBC TOWER**
-  **The Lotus**
-  **Apartment Site**
-  **Istana Hotel & Casino**
-  **Galaxy Casino**
-  **DNA Star Casino**
-  **Star Vegas Casino**



Istana Hotel & Casino



Star Vegas Casino



Becoming a popular destination for businesses and entertainment with several large casinos and resorts, the surrounding establishments offer a variety of dining experiences and live entertainment.



SBC TOWER

Paoy Paet, Banteay Meanchey Province,
Krong Poi Pet, Cambodia