



KEMENTERIAN TENAGA DAN SUMBER ASLI

# KERATAN SURAT KHABAR

SURAT KHABAR	:	NST - BUSINESS			
TARIKH	:	11/6/2021	MUKA SURAT	:	16
JABATAN	:	KeTSA			

SOLAR CELL AND PANEL PRODUCTION FACILITY

## PANASONIC PLANT MAY FETCH RM210M

Land in hi-tech park is priced at RM45 psf and buildings at RM100 psf, says valuer

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**P**ANASONIC Solar Energy Malaysia may get between RM200 million and RM210 million from the sale of its solar cell and panel production plant in the Kulim Hi-Tech Park (KHTP).

This is based on the current land and building prices at the park, according to a property valuer.

The valuer said land at the KHTP was priced at RM45 per square feet (psf) and buildings at RM100 psf.

Panasonic Solar is selling the plant following parent Panasonic Group's announcement to cease solar production in Malaysia.

The production facility is sprawled across 25.2ha in the established industrial zone (Phase 2) of KHTP, and the total built-up

area is about 700,000 sq ft.

The facility comprises a single-storey factory annexed to a two-storey office block and other utility buildings, in addition to about 12ha of undeveloped land.

"The total land price works out to about RM123 million. This is based on the land price of RM45 psf as published on KHPT's website.

"For the buildings, if the seller can get about RM100 psf, that works out to RM70 million for a 700,000 sq ft facility," the valuer told the *New Straits Times*.

Panasonic had set up the facility in 2013 to manufacture heterojunction with intrinsic thin-layer solar modules to meet the robust demand for solar products around the world.

Due to increased production by Chinese manufacturers, the price of solar panels has fallen to about a third of 2012's prices.

This had forced struggling



*Knight Frank Malaysia capital markets executive director Allan Sim (inset) says Panasonic Solar Energy Malaysia's plant in Kulim Hi-Tech Park comes with high electricity capacity, good floor loading and a readily available nitrogen gas system.*

Japanese players such as Panasonic out of the business, according to a report from Nikkei Asia.

Panasonic had reportedly talked to Chinese company GS Solar for the sale of its production plant but the deal fell through when GS Solar failed to fulfil its contractual obligations.

Panasonic has appointed Knight Frank Malaysia as its exclusive marketing agent to work

on the sale of the property.

Knight Frank Malaysia capital markets executive director Allan Sim said the facility presented an opportunity for manufacturers to immediately occupy and operate from there.

He said the facility came with high electricity capacity, good floor loading and a readily available nitrogen gas system.

Sim said manufacturers had

the flexibility to plan for future expansion as there was 12ha that had yet to be developed.

KHTP is in its fourth phase of expansion and is home to many multinational corporations (MNCs) such as Infineon, Intel, First Solar and Silterra.

Sim said the well-planned ecosystem and ready infrastructure made KHTP well-received by MNCs and manufacturers.