Press Release
17 November 2026
For Immediate Release

SETIA ECOHILL 2 BUSINESS PARK MARKS STRONG INDUSTRIAL DEBUT WITH 85% BOOKED IN JUST ONE DAY

SEMENYIH, SELANGOR – S P Setia Berhad ("S P Setia" or "the Group") recorded a strong market response to its industrial launch on 31 October 2026, with 85% of the 49 units booked within one day. The offering comprises 11 industrial lots, 36 semi-detached factories and two detached factories.

The RM200 million development marks a strategic expansion of Setia EcoHill 2's economic base, adding the township's first dedicated industrial precinct to complement its residential and commercial components. Spanning 42.01 acres of freehold land within the 1,010-acre, RM5 billion township, the precinct broadens the mix of business activities within S P Setia's master-planned development.

Datuk Zaini Yusoff, President and Chief Executive Officer of S P Setia Berhad, said the Business Park marks a strategic step in Setia EcoHill 2's evolution, expanding its economic base and strengthening its role as a location for business growth.

"The initial take-up reinforces our confidence in the Business Park's role in Setia EcoHill 2's next phase of growth. By bringing industrial activity into the township, we are diversifying its economic base and opening new avenues for businesses to establish and expand their operations."

"Our investments in connectivity and infrastructure underpin the Business Park, offering businesses well-connected industrial land for tailored premises and ready-built factories to suit varied operational needs. We are providing the space and access businesses need to grow alongside the township."

Starting from one acre and priced from RM3.9 million, the freehold lots give businesses the flexibility to develop premises according to their operational requirements. In addition to freehold land, Setia EcoHill 2 Business Park will offer ready-built factories for companies with different space and operational needs.

The development includes 36 semi-detached factories with land sizes of 80 ft by 160 ft and built-up areas of approximately 6,560 sq ft, priced from RM3.7 million. Two detached factories on land exceeding 26,000 sq ft, with built-up areas of approximately 8,504 sq ft, are priced from RM5.8 million.

Planned as a guarded industrial area, the factories feature layouts designed to maximise ground-floor usage for manufacturing, logistics and warehousing operations.

Positioned within the wider Semenyih-Beranang growth corridor, the Business Park caters to business owners and small and medium enterprises, including light industrial operators, logistics-related businesses, warehousing users and existing operators from surrounding industrial areas looking to expand or own their premises.

RM130 Million Connectivity Investment Underpins Business Park

Setia EcoHill 2 Business Park is supported by Setia's RM130 million investment in improving access to the township.

This comprises RM80 million invested in constructing the LEKAS-EcoHill Link, which opened in August 2015, and a further RM50 million to extend the link by two kilometres to Setia EcoHill 2 in 2018.

The township is accessible via the Kajang-Seremban Highway (LEKAS), North-South Expressway (PLUS), South Klang Valley Expressway (SKVE), SILK Highway, Jalan Semenyih and Jalan Bangi Lama.

Located adjacent to Taman Perindustrian Mahkota Beranang, the Business Park places companies near an established industrial cluster while providing access to the amenities of a master-planned township.

For more information, unit viewing appointments and sales enquiries, visit the Setia EcoHill Welcome Centre, call +603 5039 9288, email ecohill2@spsetia.com or visit www.setiaecohill.com.

END