



JTC Corporation
The JTC Summit
8 Jurong Town Hall Road
Singapore 609434

Hotline 1800 568 7000
Main Line (65) 6560 0056
Facsimile (65) 6565 5301

Our Ref: MLM-CMA-0043161
Allocation No: 3007159
Case No: 693613

Offered Tenancy Period:

01 January 2022 to 31 December 2024

28 December 2021

Action Required By:

18 January 2022

VIDDSEE PTE. LTD.

71 AYER RAJAH CRESCENT
#06-21
SINGAPORE 139951

Dear Sirs

OFFER FOR TENANCY OF JTC PREMISES AT 71 AYER RAJAH CRESCENT #06-21/22/23 NA SINGAPORE 139951 ("PREMISES")

1. Thank you for your interest in renting the JTC Premises from us. This letter, together with the Attachment, comprise our offer to rent the Premises to you ("**Offer**") for the period from **01 January 2022 to 31 December 2024** ("**Term**").
2. The terms of your Tenancy are in the Attachment.
3. To accept our Offer, please do the following by **18 January 2022**:

	Action Required for Acceptance
(a)	Login to JTC's Customer Service Portal (CSP) at http://www.jtc.gov.sg with your Singpass to accept our Offer.
(b)	Make full payment of the sums indicated at <u>Attachment Part 1 on CSP</u> .



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There will be no Tenancy between us if we do not receive by **18 January 2022** -

- (a) your acceptance of our Offer on CSP;
- (b) full payment on CSP; and
- (c) all additional documents which we have listed in Attachment (Part 2) (if any).

In such event, you must vacate the Premises by **31 December 2021**. Otherwise, double rent is payable by you for overstaying.

4. If you have any queries, you may contact our **JTC Contact Centre Hotline** at **1800 568 7000** or email us at askjtc@jtc.gov.sg.

Yours faithfully

(Signed)
Marcus Hong Jia Jun
Asst Manager
Start-Up Dept
Info-Comm Media & Start-Up Cluster

<u>Attachment:</u>	<u>Part 1:</u>	<i>Details</i>
	<u>Part 2:</u>	<i>Key Terms</i>
	<u>Part 3:</u>	<i>Special Terms</i>
	<u>Part 4:</u>	<i>Standard Terms</i>

PART 1 (Details)

Premises	71 AYER RAJAH CRESCENT #06-21/22/23 NA SINGAPORE 139951
Term	01 January 2022 to 31 December 2024
Rent per month	Year 1: \$ 6,103.20 Year 2: \$ 6,103.20 Year 3: \$ 6,103.20
Service Charge per month	\$ 971.40
Usage Charge per month	N/A
Other Charges per month	N/A
Security Deposit Amount <i>(equivalent to 1 months' fixed recurring charges)</i>	\$ 7,074.60
Authorised Use	Research and development of it systems (software development)
Estimated Area (" <u>Area</u> ")	272.1 m²
Maximum Floor Loading <i>(Note: You must not exceed the Maximum Floor Loading and must ensure that the permitted load is evenly distributed.)</i>	You must not exceed the maximum floor loading as approved by the Authorities, or (as the case may be) us, and must ensure that the permitted load is evenly distributed.
Other Terms and Conditions	See remaining Attachment

Payment required for acceptance of Offer	
New Security Deposit Amount	\$ 7,074.60
<u>LESS</u> Existing Tenancy Security Deposit Amount* <i>*Any excess deposit under the Existing Tenancy will be used for payments under the Renewed Tenancy Period.</i>	\$ 7,074.60
Deposit Amount payable to Landlord	\$ 0.00
Stamp Duty	\$ 1,018.00
Total Amount Payable	\$ 1,018.00

Subsequent payments under the Tenancy to be paid by GIRO from your existing GIRO account 1200006361