

Nestled In The Lush Greenery At The Foot Of Bukit Kerinchi

Right in the heart of urban development lies a kingdom; a vestige of Mother Nature's legacy. Every winged creature and every tree-dweller in the forest takes refuge in the splendour of its trees. The forest breathes life into this realm, untouched by the rapid urbanisation surrounding it. Overlooking this majestic domain, the tall and mighty sentinel of the forest stands watch over its denizens.

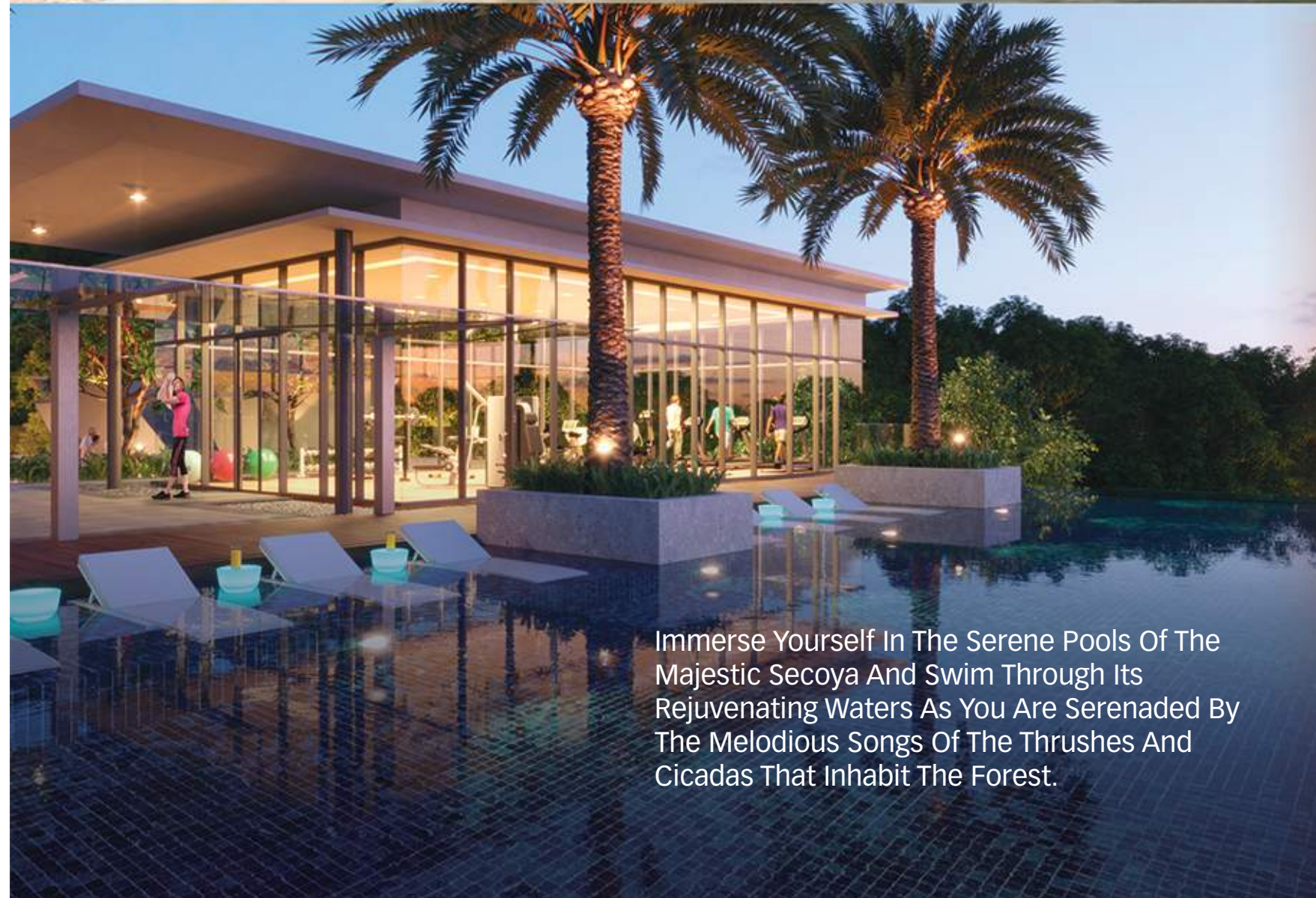
SECOYA
RESIDENCES
PANTAI SENTRAL PARK


PANTAI SENTRAL PARK
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SECOYA
RESIDENCES



Families Too May Share In The Splendour Of The Forest As The Mighty Secoya Welcomes All Into Its Rejuvenating Shade.



Immerse Yourself In The Serene Pools Of The Majestic Secoya And Swim Through Its Rejuvenating Waters As You Are Serenaded By The Melodious Songs Of The Thrushes And Cicadas That Inhabit The Forest.



Featuring Facilities Of Standards At The Forefront Of Modern Living

Step out of your car to a red carpet welcome, fit for members of cultured society. Be amazed by the Secoya's grandeur with its monumental main entrance. Gaze in awe at the exquisite interior and refined architecture of the main lobby. Know that the forest has welcomed you into its wondrous home.

From your chambers up high in the mighty tower of the Secoya, an amazing view of the forest and the Secoya's features stretch out before you. Your new palace comes fitted with common facilities for both rest and recreation – build your fitness in the gym, rejuvenate yourself in the tranquil pool or join the youth in recreation by the basketball court or playground – the Secoya has everything you and your family could ever want for.



Take Refuge In The Secoya, The Tall And Mighty King Of The Forest

The Secoya stands tall and mighty in the heart of the forest on Bukit Kerinchi – the weary find rest and rejuvenation in its shade. It is a symbol of Mother Nature's fortitude and abundance, a tranquil sanctuary in which the people of the Earth may repose in comfort and security. Where the pinnacle of modern living meets the purity of nature's riches – Secoya.



* Artist's impression only



Kuala Lumpur's ONE & ONLY Urban Forest City

Pantai Sentral Park is Kuala Lumpur's One and Only Urban Forest City, envisioned with PEOPLE, PLANET & PRIORITY as the core of its integrated development. Located next to a 200 - acres forest park of Bukit Kerinchi, Pantai Sentral Park has been designed to seamlessly blend into the forest to afford its residential and working community a privileged and balanced lifestyle of being at one with nature.



Live Next To A
200 - Acres Forest Park....
Living The High Life In Nature's Paradise



PANTAI SENTRAL PARK

people | planet | priority



www.pantaisentralpark.com



Ground Floor, Wisma IJM, Jalan Yong Shook Lin, 46050 Petaling Jaya,
Selangor Darul Ehsan, Malaysia

Toll-Free: **1800-880-456** | Email: **pspranger@ijm.com**

• Developer's License No: 13619-2/02-2017/98(L) • Validity Period: 5 Feb 2015 – 4 Feb 2017 • Advertisement & Sales Permit No: 13619-2/02-2017/98(P) • Validity Period: 5 Feb 2015 – 4 Feb 2017
• Approving Authority: Dewan Bandaraya Kuala Lumpur • Approved Building Plan No: BP S1 OSC 2014-1531 • Tenure of Land: 99 years (expiring 7 June 2106)
• Restriction in Interest: This land cannot be transferred, conveyed or disposed, charged or leased without the consent of the Working Committee of KL Federal Territory
• Land Encumbrances: NIL • Expected Completion Date: Jan 2019 • No of Units: 243 with minimum 2 bays per unit • 5% Bumiputra Discount • Selling Price: RM 969,800 (min) – RM 1,746,800 (max)

All renderings contained in this advertisement are artist's impressions only. The information contained herein is subject to change without notification as may be required by the relevant authorities or developer's project consultant. Whilst every care is taken in providing this information, the owner, developers and managers cannot be held responsible for any variations. For avoidance of doubt on the specifications, please always refer to the Sale and Purchases Agreement.

Disclaimer: This registration flyer serves as an invitation to get response from public to preview and register only and is not to be treated as an offer for sale. The information contained in this registration is subject to changes and cannot form part of an offer or contract.

SECOYA

RESIDENCES PANTAI SENTRAL PARK

Live High. Live Mightily. A Sustainable Living.



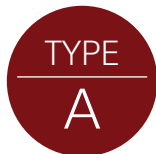
Living high and mighty in Secoya Residences means living in best among the rest. The Shallow floor plate assists in maximising daylight penetration, which increases natural lighting of the unit throughout the day. Large windows and wide frontage promote better air flow, thus allowing more natural air to ventilate the unit. Both design help to create a sustainable living which maximises energy efficiency and energy saving.

All primary living spaces in Secoya Residences will be treated two distinct view of either the city or the forest. Should you feel the need to stretch your feet while enjoying the breezy wind, take a leisurely stroll at our soothing and blissful multi-level Sky Gardens.

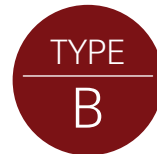
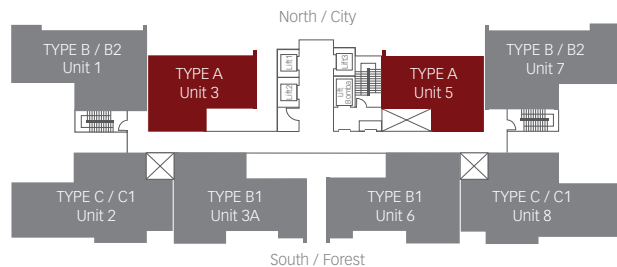



Every unit orientated in
either North or South direction

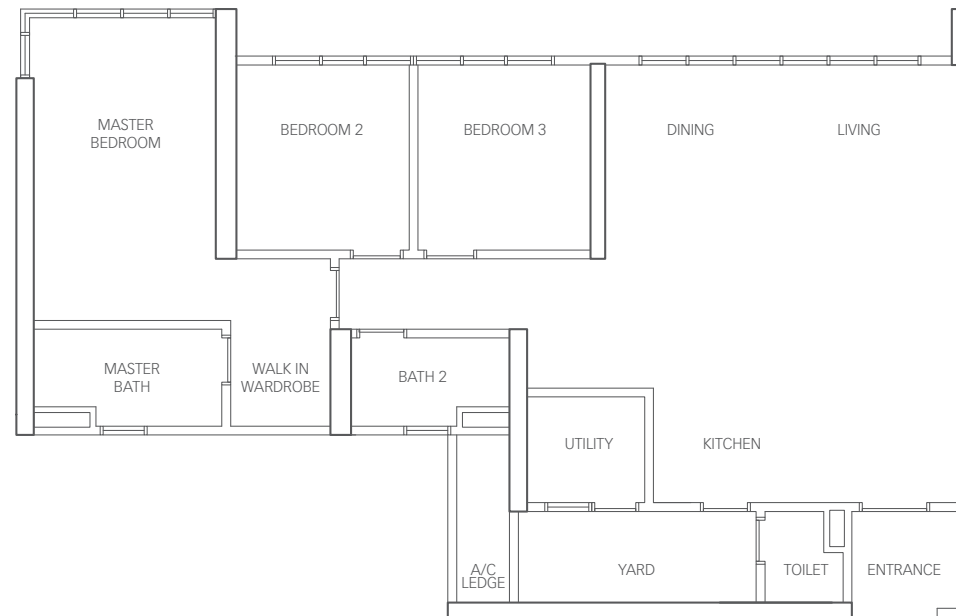
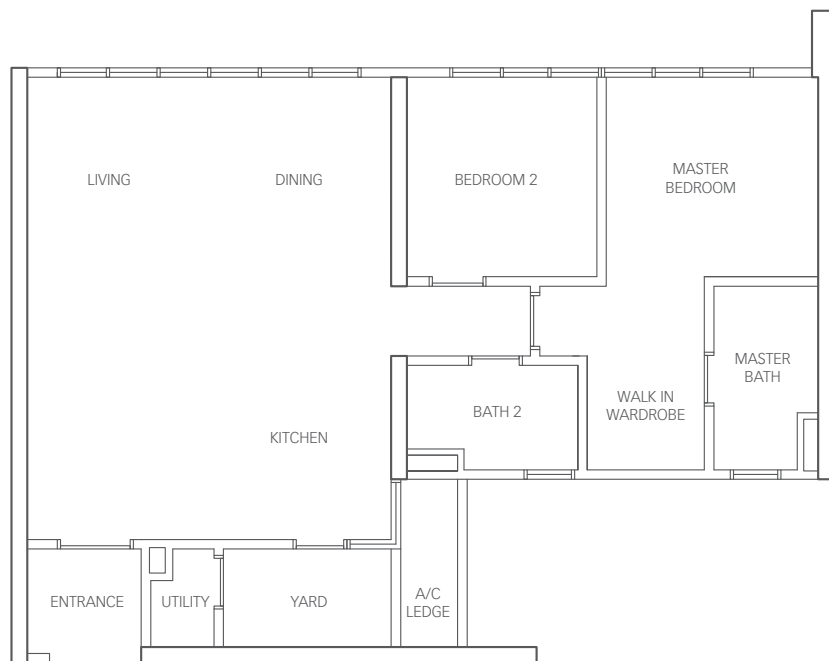
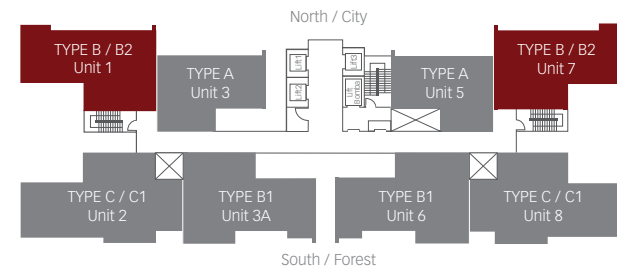
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Natural lighting and ventilation promotes
energy savings and sustainability living.



1,050 SQ.FT.

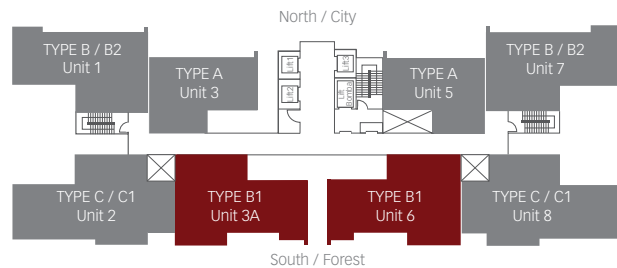


1,360 SQ.FT.

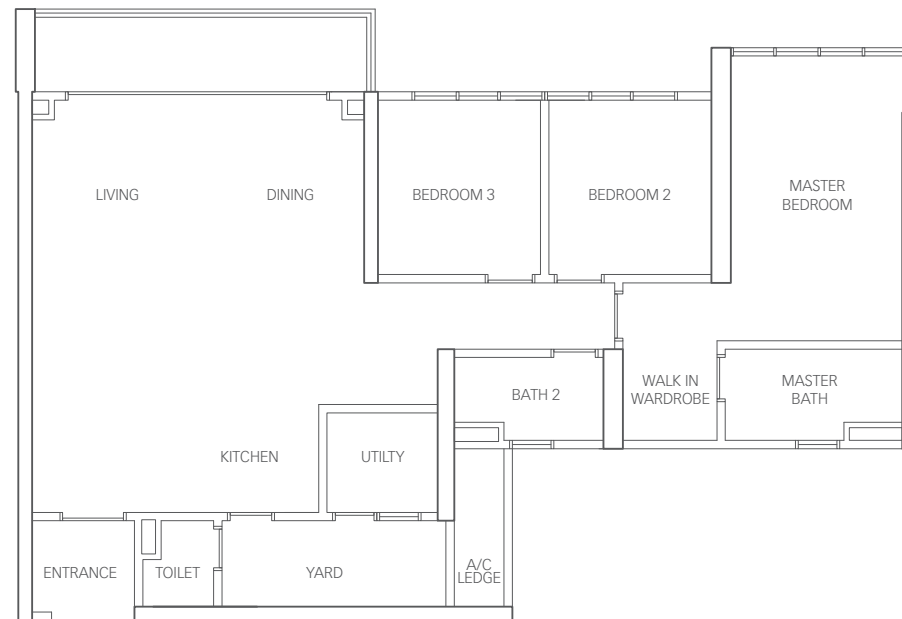
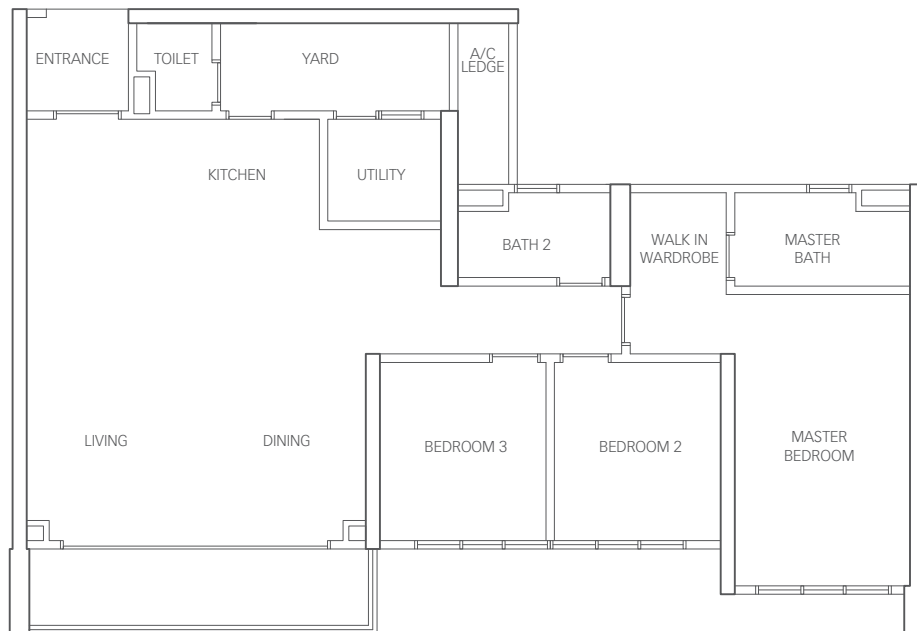
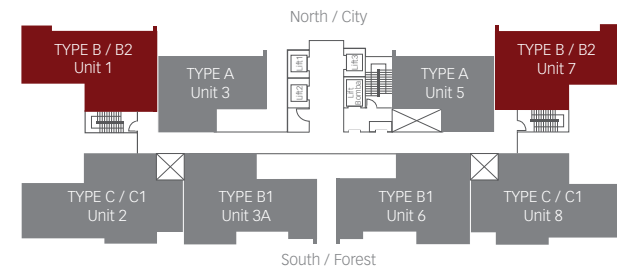


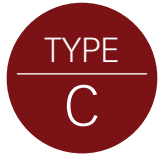


1,450 SQ.FT.

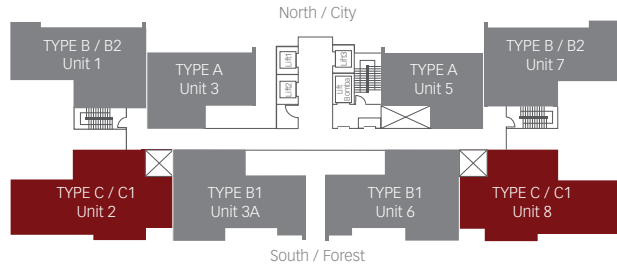


1,460 SQ.FT.

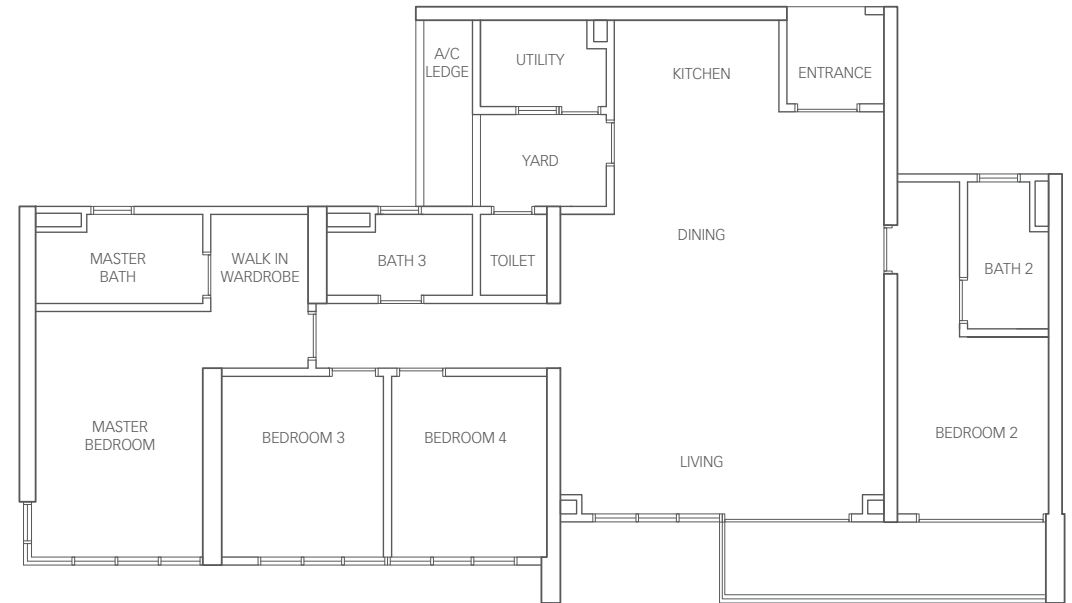
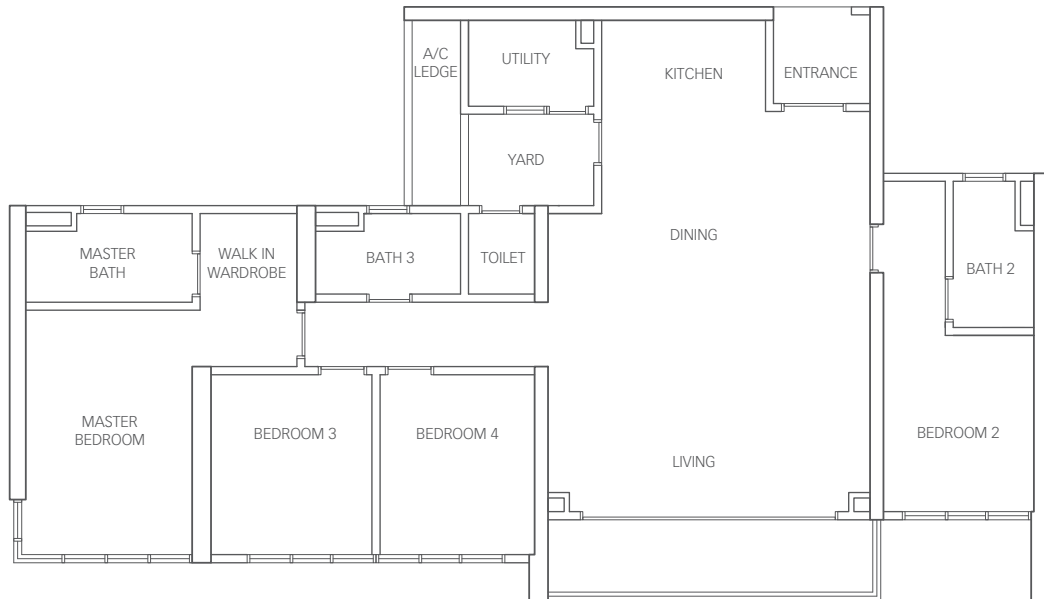
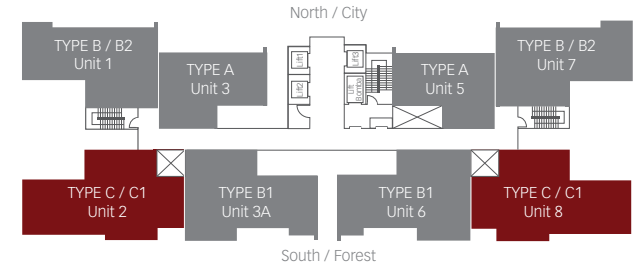




1,670 SQ.FT.



1,670 SQ.FT.



SPECIFICATIONS

Structure	: Reinforced Concrete
Wall	: Brick Wall / Reinforced Concrete Wall
Roofing Covering	: Reinforced Concrete Flat Roof
Roof Framing	: Reinforced Concrete
Ceiling	: Plasterboard & Paint / Skim Coat & Paint
Windows	: Powder Coated Aluminium Framed Glass Window
Door	: Timber Door
	Powder Coated Aluminium Framed Glass Door
Ironmongery	: Quality Locksets
Wall Finishes	: Ceramic Tiles
	Homogenous Tiles
	Cement Render & Paint Skim Coat & Paint
Floor Finishes	: Engineered Flooring
	Ceramic Tiles
	Homogenous Tiles

Sanitary & Plumbing Fittings

	Type A	Type B	Type B1	Type B2	Type C	Type C1
Water Closet	2 nos.	3 nos.	3 nos.	3 nos.	4 nos.	4 nos.
Wash Basin with Tap	2 nos.	3 nos.	3 nos.	3 nos.	4 nos.	4 nos.
Kitchen Sink with Tap	1 no.	1 no.	1 no.	1 no.	1 no.	1 no.
Hand Bidet	2 nos.	3 nos.	3 nos.	3 nos.	4 nos.	4 nos.
Shower Head	2 nos.	3 nos.	3 nos.	3 nos.	4 nos.	4 nos.
Tap	1 no.	1 no.	1 no.	1 no.	1 no.	1 no.

Electrical Installation

Lighting Point	20 nos.	22 nos.	25 nos.	23 nos.	28 nos.	28 nos.
Power Point	20 nos.	23 nos.	24 nos.	23 nos.	24 nos.	24 nos.
Ceiling Fan Point	3 nos.	4 nos.	5 nos.	4 nos.	6 nos.	6 nos.
Air-Conditioner Point	3 nos.	4 nos.	4 nos.	4 nos.	6 nos.	6 nos.
Hot Water System	2 nos.	2 nos.	2 nos.	2 nos.	3 nos.	3 nos.
Water Heater Point	Nil	1 no.	1 no.	1 no.	1 no.	1 no.
SMATV Point	2 nos.	2 nos.	2 nos.	2 nos.	2 nos.	2 nos.
Door Bell Point	1 no.	1 no.	1 no.	1 no.	1 no.	1 no.
Data Point	2 no.	2 no.	2 no.	2 no.	2 no.	2 no.

Internal Telephone Trunking & Cabling

Telephone Point	2 nos.	2 nos.	2 nos.	2 nos.	2 nos.	2 nos.
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Ideal Lifestyle at Secoya Facilities

Whatever your interests, you're bound to find something to your liking on the facilities deck of Secoya Residences, which is equipped with a host of lifestyle facilities to fulfill every desire.

Multipurpose Hall/
Function Rooms

Games Room

Reading Room

Saunas

Changing Rooms

Basketball Court

Children's
Playground

BBQ Area

Wading Pool

Jacuzzi

Infinity Edge Swimming Pool

Gym

Sunken Sundeck

Lifestyle Pavillions

• Infinity Edge Swimming Pool

• Lifestyle Pavillion

• Basketball Court

• Sky Garden

