



MULTI-ACCESSIBILITY

- 15 mins. drive to city centre & CIQ Complex (Customs, Immigration & Quarantine)
- 10 mins. drive to Sunway College & 20 mins. drive to education hub with 3 universities and 2 colleges, including a Japanese School
- 10 mins. drive to Sultan Ismail Hospital
- 20 mins. drive to Regency Specialist Hospital
- Close to convenient amenities: 7-Eleven, Guardian Pharmacy, Watsons, Spa & Foot Massage, Restaurants etc.
- Close to retail centres: Carrefour, Tesco, Giant Hypermarket & Jusco Tebrau City and recreational parks such as the 20-acre Pandan Lake & Recreational Park
- Easy accessibility to various destinations via major highways:
 - Eastern Dispersal Link (EDL) to the city centre / Singapore
 - Tebrau Highway to surrounding townships
 - Pasir Gudang Highway to Senai Airport, Second Link & Pasir Gudang
 - North-South Highway to Malacca or Kuala Lumpur

Homes for Life

A Quality Lifestyle Project By:



A member of the Kuick Group

Developed by:



PANDAN BARU SDN. BHD.

(021411144)

Sales Office

Level 32, Johor Bahru City Square (Office Tower),
106-108, Jalan Wong Ah Fook, 80000 Johor Bahru.
Tel: 07-226 5989 Fax: 07-228 1989

www.berinda.com

Mr Lim **012-786 6611**

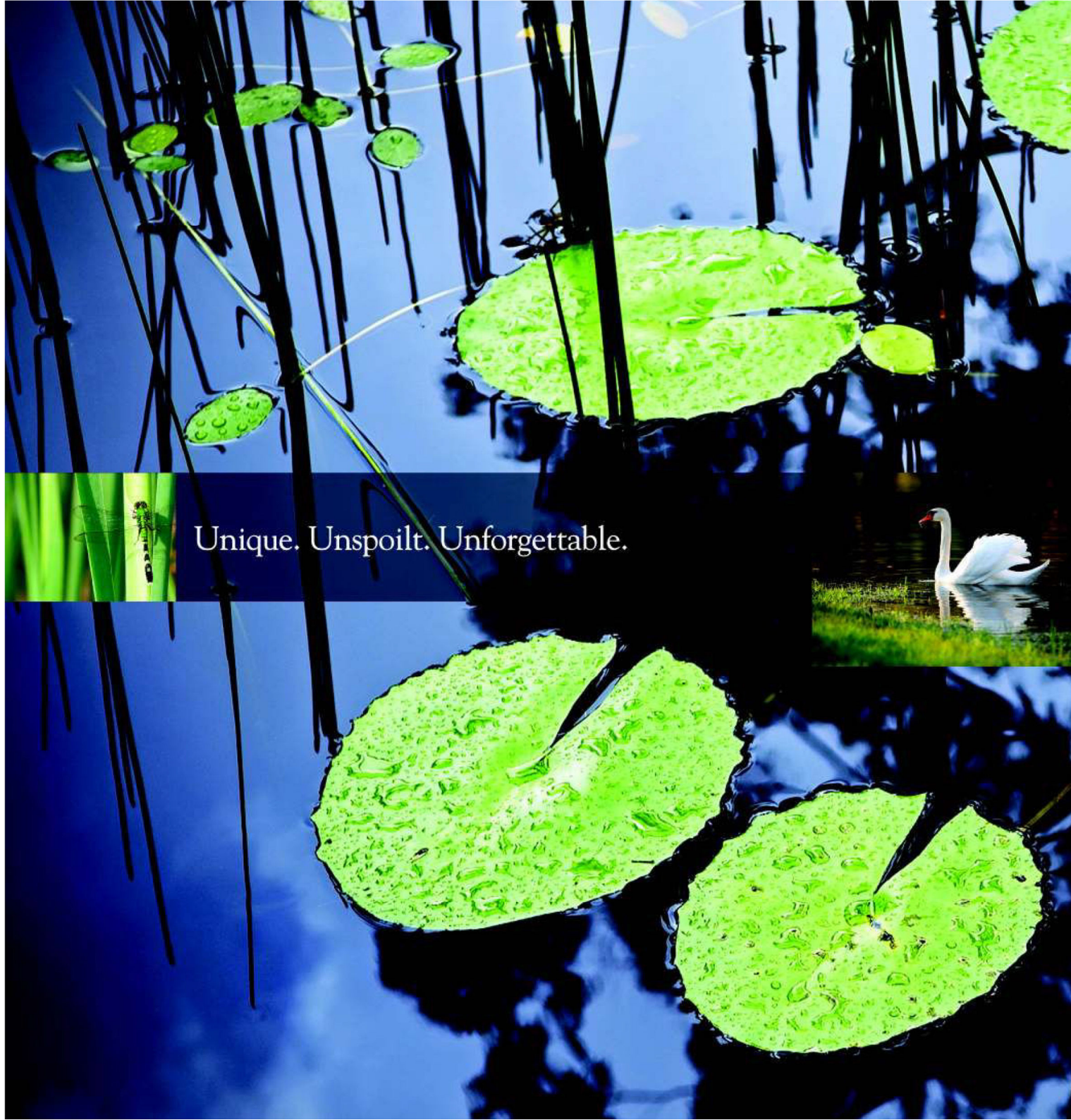
Mr Boo **012-701 8633**

• Developer's License No.: 9333-B/01-2017/6 (03/01/2012 - 02/01/2017) • Advertising & Sales Permit No.: 9333-B/44/2013/01 (06/01/2012 - 05/01/2013)
• Expected Date of Completion: January 2015 • Land Tenure: Freehold • Land Encumbrances: Free • Title: Master Title
• Approved Plan No.: Pelan Bil. PL/PB 16/2012 Dim Fail MBJB/U/2011/14/BGN/100 • No. of Units: 120 Units • Selling Price: RM606,000 (Min), RM2,348,000 (Max)

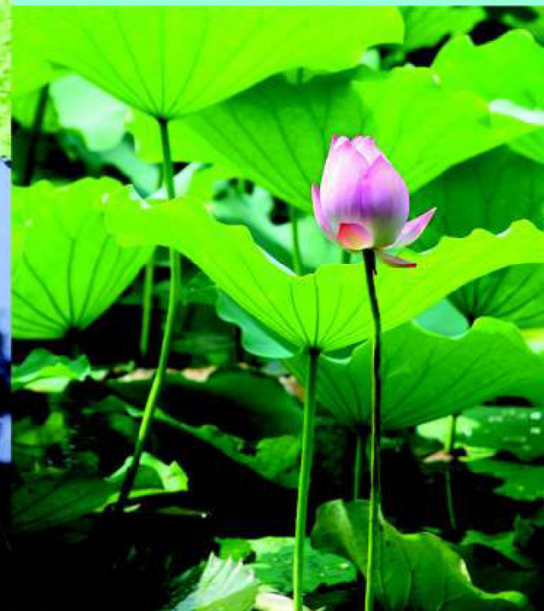
The developer gives notice that these particulars do not form, or form any part of, any offer or contract. They are intended to give a fair description of the property, but the developer accepts no responsibility for any error or omission they may contain, however caused. Any intending purchaser must therefore satisfy himself by making enquiries or otherwise as to the correctness of these particulars. The developer reserves the right to change the plans contained herein as directed and approved by the relevant authorities.

PONDEROSA Lake Side Luxury Apartments





Unique. Unspoilt. Unforgettable.



Sited on beautifully landscaped grounds surrounding a beautiful lake, life at **Ponderosa Lakeside** is an exceptional experience at the heart of Taman Ponderosa. Soar above the rest in a 16-storey residential tower that offers unobstructed views of the open sky, lake and beyond. The beautiful vista fuses seamlessly with luxury interiors, presenting you a picture of lakeside paradise.



*Lakeside
Living*
that's beyond compare





5 STAR SECURITY - GATED & GUARDED

- Radio Frequency Identification (RFID)
- 2-way audio intercom
- Security access card system
- 24-hour security
- CCTV
- Broadband telecommunication
- SMATV (with Astro High Definition Capability)



Spacious Harmony



*Relax. Rejuvenate.
Reconnect.*

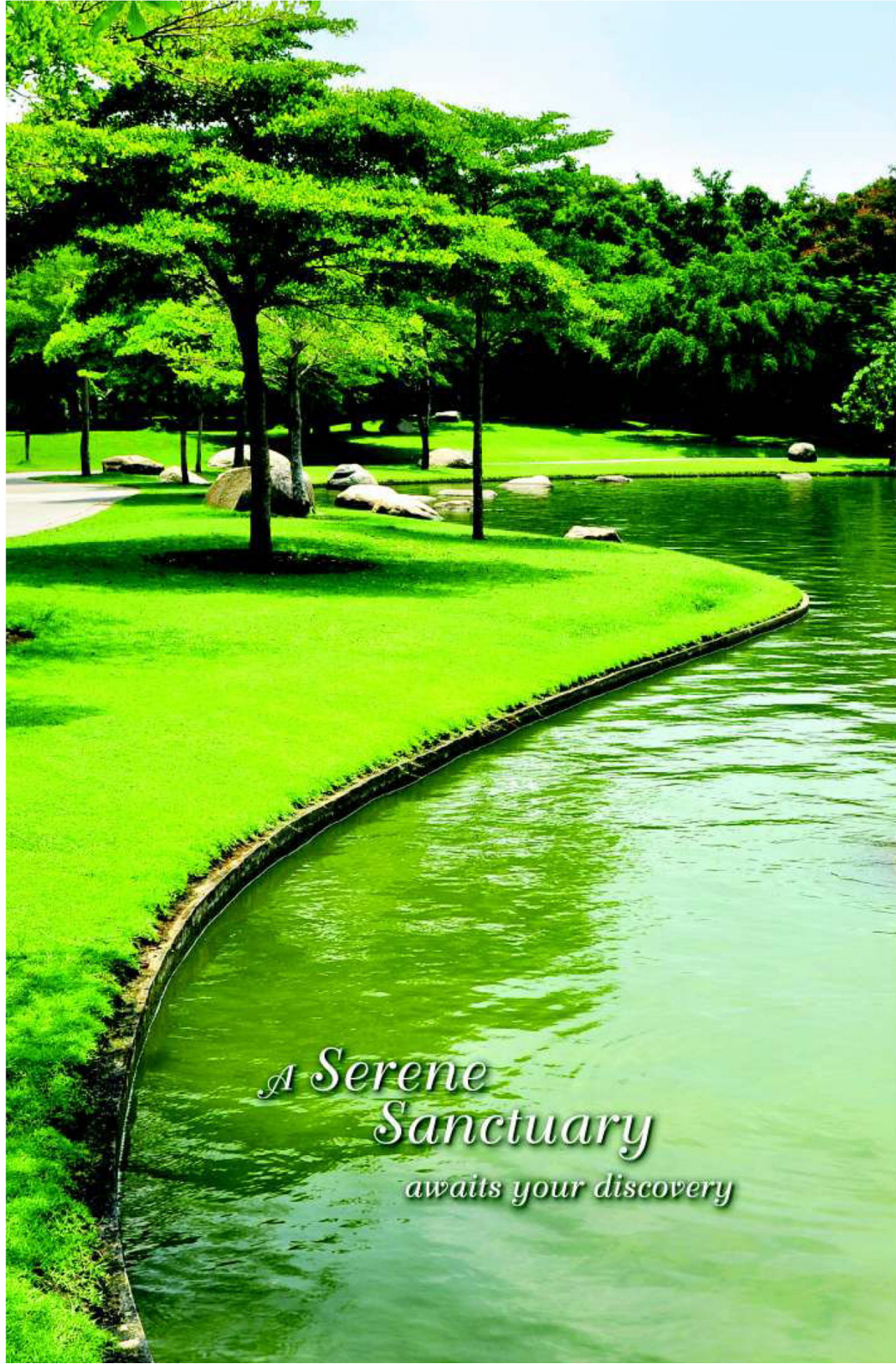
From a refreshing dip in the pool to a game of sports,
or socializing at the clubhouse to sharing a picnic by the lake,
you'll find life truly more relaxing here.



RESORT FACILITIES

- Swimming pool • Wading pool • Tennis court
- Two badminton courts • Barbeque Pits
- Fitness Station • Sauna • Gymnasium
- Children's playground • Function room





*A Serene
Sanctuary
awaits your discovery*

PONDEROSA *Lake Side* Luxury Apartments



TYPE A
 Built-up Area: 1,300 sq. ft.

SPECIFICATIONS

STRUCTURE	: Reinforced Concrete Framework
WALL	: Clay Bricks / Reinforced Concrete Walls / Light Weight Block
CEILING	: Fibrous Plaster Board Ceiling / Skim Coat
WINDOWS	: Aluminium Framed Glass Windows / Fixed Glass Panel
DOORS	: Fire-rated Door / Timber Flush Doors / Aluminium Framed Glass Sliding Door / UPVC Door
IRONMONGERY	: Good Quality Ironmongeries
WALL FINISHES	: Ceiling Height Ceramic Wall Tiles on 2 Walls in Kitchen Ceiling Height Ceramic Wall Tiles in Bathrooms
FLOOR FINISHES	: Living / Dining / Kitchen - Homogeneous Tiles Master Bath / Bath 2 / WC - Ceramic Tiles Yard / A/c Ledge - Ceramic Tiles / Cement Screed Master Bedroom / Bedroom 2 / Utility - Hardwood Parquet / Homogeneous Tiles Balcony - Homogeneous Tiles
KITCHEN SINK	: Stainless Steel Kitchen Sink
SANITARY AND FITTINGS	: Good Quality Sanitary Wares
ELECTRICAL INSTALLATIONS	: Lighting Point - 19 Nos. Fan Point - 1 No. Socket Outlet Point - 17 Nos. TV Outlet Point - 2 Nos. Telephone Point - 2 Nos. Air-Con Point - 4 Nos. Heater Point - 1 No. Bell Point - 1 No. Security Intercom - 1 No.
INTERNAL TELEPHONE TRUNKING & CABLING	: Available

建筑规格

结构	: 钢筋混凝土框架
墙	: 红砖 / 钢筋混凝土墙 / 轻质砖
天花板	: 纤维石膏天花板 / 抹石膏
窗	: 铝框玻璃窗 / 固定玻璃窗
门	: 防火门 / 三夹板门 / 铝框玻璃滑动门 / UPVC门
门铃	: 金属铁质的门铃
墙面饰面	: 厨房内墙面铺贴釉面砖及天花板
地面饰面	: 客厅 / 餐厅 / 厨房 - 铺贴防滑地砖 主卧室 / 浴室 2 / 厕所 - 铺贴地砖 庭院 / 冷气机平台 - 铺贴地砖 / 水泥地 主卧室 / 浴室 2 / 杂物室 - 铺贴木地板 / 铺贴防滑地砖 阳台 - 铺贴防滑地砖
厨房洗水槽	: 不锈钢洗水槽
卫生设备	: 采用品质优良的卫生设备
电源插座	: 电灯位 - 19个 风扇位 - 1个 电话座 - 17个 电话机位 - 2个 电话位 - 2个 冷气机位 - 4个 热水器位 - 1个 门铃位 - 1个 保安内部通话系统 - 1个
隐藏式电话	: 提供
电线装置	: 提供

SPESIFIKASI

STRUKTUR	: Rangka Konkrit Tetulang
DINDING	: Batu-bata Merah / Dinding Konkrit Tetulang / Blok Ringan
SILING	: Siling Berplaster Bergentian / Lapisan Sekam
TINGKAP	: Tingkap Kaca Berbingkai Aluminium / Panel Kaca Tetap
PINTU	: Pintu Rintangan Api / Pintu Papan Sedatar / Pintu Kaca Bergelongsor Berbingkai Aluminium / Pintu UPVC
SET KUNCI	: Jenis Kunci-kunci Bermutu Tinggi
KEMASAN DINDING	: Jubin Dinding Sehingga Ketinggian Siling Pada 2 Permukaan Dinding di Dapur Jubin Dinding Sehingga Ketinggian Siling di Bilik Mandi
KEMASAN LANTAI	: Ruang Tamu / Ruang Makan / Dapur - Jubin Homogeneous Bilik Mandi Utama / Bilik Mandi 2 / Tandas - Jubin Seramik Halaman / Anjung A/c - Jubin Seramik / Lepas Semen Bilik Tidur Utama / Bilik Tidur 2 / Bilik Utiti - Parket Kayu Keras / Jubin Homogeneous Balconi - Jubin Homogeneous
SINKI DAPUR	: Sinki Dapur Besi Keluli
PEMASANGAN ALAT KEBERSIHAN	: Alat Kebersihan Bermutu Tinggi
PEMASANGAN ELEKTRIK	: Mata Lampu - 19 Unit Mata Kipas - 1 Unit Mata Soket - 17 Unit Mata TV - 2 Unit Mata Telefon - 2 Unit Mata Penghawa Dingin - 4 Unit Mata Alat Pemanas - 1 Unit Mata Loceng - 1 Unit Sistem Keselamatan Intercom - 1 Unit
KAWAT & KABEL TELEFON DALAMAN	: Disediakan

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PONDEROSA *Lake Side* Luxury Apartments



TYPE B
Built-up Area: 1,439 sq. ft.

SPECIFICATIONS

STRUCTURE	: Reinforced Concrete Framework
WALL	: Clay Bricks / Reinforced Concrete Walls / Light Weight Block
CEILING	: Fibrous Plaster Board Ceiling / Skim Coat
WINDOWS	: Aluminium Framed Glass Windows / Fixed Glass Panel
DOORS	: Fire-rated Door / Timber Flush Doors / Aluminium Framed Glass Sliding Door / UPVC Door
IRONMONGERY	: Good Quality Ironmongeries
WALL FINISHES	: Ceiling Height Ceramic Wall Tiles on 2 Walls in Kitchen Ceiling Height Ceramic Wall Tiles in Bathrooms
FLOOR FINISHES	: Living / Dining / Kitchen - Homogeneous Tiles Master Bath / Bath 2 / WC - Ceramic Tiles Yard / A/c Ledge - Ceramic Tiles / Cement Screed Master Bedroom / Bedroom 2 / Bedroom 3 / Utility - Hardwood Parquet / Homogeneous Tiles Balcony - Homogeneous Tiles
KITCHEN SINK	: Stainless Steel Kitchen Sink
SANITARY AND FITTINGS	: Good Quality Sanitary Wares
ELECTRICAL INSTALLATIONS	: Lighting Point - 22 Nos. Fan Point - 1 No. Socket Outlet Point - 20 Nos. TV Outlet Point - 2 Nos. Telephone Point - 2 Nos. Air-Con Point - 5 Nos. Heater Point - 1 No. Bell Point - 1 No. Security Intercom - 1 No.
INTERNAL TELEPHONE TRUNKING & CABLING	: Available

建筑规格

结构	钢筋混凝土框架
墙	红砖 / 钢筋混凝土墙 / 轻质砖
天花板	纤维石膏天花板 / 石膏膏
窗	铝框玻璃窗 / 固定玻璃窗板
门	防火门 / 三夹板门 / 铝框玻璃滑动门 / UPVC门
门框	品质优良的门框
墙面饰面	厨房两面墙铺贴陶瓷砖至天花板 浴室铺贴陶瓷砖至天花板
地面饰面	客厅 / 餐厅 / 厨房 - 铺贴陶瓷地 主浴室 / 浴室 2 / 厕所 - 铺贴地 后院 / 冷气机平台 - 铺贴地 主卧室 / 卧室 2 / 卧室 3 / 杂物室 - 铺贴木地板 / 铺贴陶瓷地 阳台 - 铺贴陶瓷地
厨房洗涤槽	不锈钢洗涤槽
卫生设备	采用品质优良的卫生设备
电源装置	电灯位 - 22个 风扇位 - 1个 电插座 - 20个 电视机位 - 2个 电话位 - 2个 冷气机位 - 5个 热水龙头 - 1个 门铃位 - 1个 保安内部通话系统 - 1个
隐藏式电话	提供
电源装置	

SPESIFIKASI

STRUKTUR	: Rangka Konkrit Tatalang
DINDING	: Batu-bata Merah / Dinding Konkrit Tatalang / Blok Ringan
SILING	: Siling Berplaster Bergipsum / Lapisan Sekam
TINGKAP	: Tingkap Kaca Berbingkai Aluminium / Panel Kaca Tetap
PINTU	: Pintu Rintangan Api / Pintu Papen Sedatar / Pintu Kaca Bergelongsor Berbingkai Aluminium / Pintu UPVC
SET KUNCI	: Jenis Kunci-kunci Bermutu Tinggi
KEMASAN DINDING	: Jubin Dinding Sehingga Ketinggian Siling Pada 2 Permukaan Dinding di Dapur Jubin Dinding Sehingga Ketinggian Siling di Bilik Mandi
KEMASAN LANTAI	: Ruang Tamu / Ruang Makan / Dapur - Jubin Homogeneous Bilik Mandi Utama / Bilik Mandi 2 / Tandus - Jubin Seramik Halaman / Anjung A/c - Jubin Seramik / Lapan Simen Bilik Tidur Utama / Bilik Tidur 2 / Bilik Tidur 3 / Bilik Utikit - Parkit Kayu Keras / Jubin Homogeneous Balconi - Jubin Homogeneous
SINKO DAPUR	: Sinki Dapur Besi Keluli
PEMASANGAN ALAT KEBERSIHAN	: Alat Kebersihan Bermutu Tinggi
PEMASANGAN ELEKTRIK	: Mata Lampu - 22 Unit Mata Kipas - 1 Unit Mata Soket - 20 Unit Mata TV - 2 Unit Mata Telefon - 2 Unit Mata Penghawa Dingin - 5 Unit Mata Alat Pemanas - 1 Unit Mata Loceng - 1 Unit Sistem Keselamatan Interkom - 1 Unit
KAWAT & KABEL TELEFON DALAMAN	: Disediakan

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PONDEROSA *Lake Side* Luxury Apartments



TYPE C
 Built-up Area: 1,657 sq. ft.

SPECIFICATIONS

STRUCTURE	: Reinforced Concrete Framework
WALL	: Clay Bricks / Reinforced Concrete Walls / Light Weight Block
CEILING	: Fibrous Plaster Board Ceiling / Skim Coat
WINDOWS	: Aluminium Framed Glass Windows / Fixed Glass Panel
DOORS	: Fire-rated Door / Timber Flush Doors / Aluminium Framed Glass Sliding Door / UPVC Door
IRONMONGERY	: Good Quality Ironmongeries
WALL FINISHES	: Ceiling Height Ceramic Wall Tiles on 2 Walls in Kitchen Ceiling Height Ceramic Wall Tiles in Bathrooms
FLOOR FINISHES	: Living / Dining / Kitchen / Study - Homogeneous Tiles Master Bath / Bath 2 / WC - Ceramic Tiles Yard / A/c Ledge - Ceramic Tiles / Cement Screed Master Bedroom / Bedroom 2 / Bedroom 3 / Utility - Hardwood Parquet / Homogeneous Tiles Balcony - Homogeneous Tiles
KITCHEN SINK	: Stainless Steel Kitchen Sink
SANITARY AND FITTINGS	: Good Quality Sanitary Wares
ELECTRICAL INSTALLATIONS	: Lighting Point - 22 Nos. Fan Point - 1 No. Socket Outlet Point - 21 Nos. TV Outlet Point - 2 Nos. Telephone Point - 2 Nos. Air-Con Point - 5 Nos. Heater Point - 1 No. Bell Point - 1 No. Security Intercom - 1 No.
INTERNAL TELEPHONE TRUNKING & CABLING	: Available

建筑规格

结构	钢筋混凝土框架
墙	红砖 / 轻质混凝土块 / 轻质砖
天花板	纤维石膏天花板 / 涂石膏
窗	铝框玻璃窗 / 固定玻璃窗板
门	防火门 / 三夹板门 / 铝框玻璃滑动门 / UPVC门
门锁	品质优良的门锁
墙面饰面	厨房两面粉刷磁砖至天花板 浴室粉刷磁砖至天花板
地面饰面	客厅 / 餐厅 / 厨房 / 书房 - 铺砌同质地砖 主浴室 / 浴室 2 / 厕所 - 铺砌地砖 庭院 / 冷气机平台 - 铺砌地砖 / 涂水泥 主卧室 / 卧室 2 / 卧室 3 / 杂物室 - 硬木地板 / 铺砌同质地砖 阳台 - 铺砌同质地砖
厨房洗涤槽	不锈钢洗涤槽
卫生设备	采用品质优良的卫生设备
电源装置	电灯点 - 22个 风扇点 - 1个 电插座 - 21个 电视机电 - 2个 电话点 - 2个 冷气机电 - 5个 热水龙头 - 1个 门铃点 - 1个 保安内部通讯系统 - 1个
隐藏式电话	提供
电管装置	

SPESIFIKASI

STRUKTUR	: Rangka Konkrit Tulang
DINDING	: Batu-bata Merah / Dinding Konkrit Tulang / Blok Ringan
SILING	: Siling Berplaster Bergentian / Lapisan Sekam
TINGKAP	: Tingkap Kaca Berbingkai Aluminium / Panel Kaca Tetap
PINTU	: Pintu Rangkaian Api / Pintu Papen Sedat / Pintu Kaca Berbingkai Berbingkai Aluminium / Pintu UPVC
SET KUNCI	: Jenis Kunci-kunci Bermutu Tinggi
KEMASAN DINDING	: Jubin Dinding Sehingga Ketinggian Siling Pada 2 Permukaan Dinding di Dapur Jubin Dinding Sehingga Ketinggian Siling di Bilik Mandi
KEMASAN LANTAI	: Ruang Tamu / Ruang Makan / Dapur / Bilik Baca - Jubin Homogeneous Bilik Mandi Utama / Bilik Mandi 2 / Tandus - Jubin Seramik Halaman / Anjung A/c - Jubin Seramik / Lapan Simen Bilik Tidur Utama / Bilik Tidur 2 / Bilik Tidur 3 / Bilik Utis - Parket Kayu Keras / Jubin Homogeneous Balconi - Jubin Homogeneous
SINKI DAPUR	: Sinki Dapur Besi Keluli
PEMASANGAN ALAT KEBERSIHAN	: Alat Kebersihan Bermutu Tinggi
PEMASANGAN ELEKTRIK	: Mata Lampu - 22 Unit Mata Kipas - 1 Unit Mata Soket - 21 Unit Mata TV - 2 Unit Mata Telefon - 2 Unit Mata Penghawa Dingin - 5 Unit Mata Alat Pemanas - 1 Unit Mata Loceng - 1 Unit Sistem Keselamatan Intercom - 1 Unit
KAWAT & KABEL TELEFON DALAMAN	: Disediakan

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PONDEROSA *LakeSide* Luxury Apartments



TYPE D
Built-up Area: 2,241 sq. ft.

SPECIFICATIONS

STRUCTURE	: Reinforced Concrete Framework
WALL	: Clay Bricks / Reinforced Concrete Walls / Light Weight Block
CEILING	: Fibrous Plaster Board Ceiling / Skim Coat
WINDOWS	: Aluminium Framed Glass Windows / Fixed Glass Panel
DOORS	: Fire-rated Door / Timber Flush Doors / Aluminium Framed Glass Sliding Door / UPVC Door
IRONMONGERY	: Good Quality Ironmongeries
WALL FINISHES	: Ceiling Height Ceramic Wall Tiles on 2 Walls in Kitchen Ceiling Height Ceramic Wall Tiles in Bathrooms
FLOOR FINISHES	: Living / Dining / Kitchen / Study - Homogeneous Tiles Master Bath / Bath 2 / Bath 3 / WC - Ceramic Tiles Yard / A/c Ledge - Ceramic Tiles / Cement Screed Master Bedroom / Bedroom 2 / Bedroom 3 / Bedroom 4 / Utility - Hardwood Parquet / Homogeneous Tiles Balcony - Homogeneous Tiles
KITCHEN SINK	: Stainless Steel Kitchen Sink
SANITARY AND FITTINGS	: Good Quality Sanitary Wares
ELECTRICAL INSTALLATIONS	: Lighting Point - 28 Nos. Fan Point - 1 No. Socket Outlet Point - 25 Nos. TV Outlet Point - 2 Nos. Telephone Point - 2 Nos. Air-Con Point - 6 Nos. Heater Point - 1 No. Bell Point - 1 No. Security Intercom - 1 No.
INTERNAL TELEPHONE TRUNKING & CABLING	: Available

建筑规格

结构	: 钢筋混凝土骨架
墙	: 红砖 / 钢筋混凝土墙 / 轻质砖
天花板	: 纤维石膏天花板 / 漆石膏
窗	: 铝框玻璃窗 / 固定玻璃窗板
门	: 防火门 / 三夹板门 / 铝框玻璃滑动门 / UPVC门
门锁	: 品牌优良的门锁
墙面饰物	: 厨房两面墙铺贴磁砖天花花板 浴室铺贴磁砖天花花板
地面饰物	: 客厅 / 饭厅 / 厨房 / 书房 - 铺贴同质地砖 主浴室 / 浴室 2 / 浴室 3 / 厕所 - 铺贴地砖 前庭 / 冷气机平台 - 铺贴地砖 / 漆水泥 主卧室 / 卧室 2 / 卧室 3 / 卧室 4 / 杂物室 - 铺贴木地板 / 铺贴同质地砖 阳台 - 铺贴同质地砖 不锈钢洗漆槽
厨房洗漆槽	: 不锈钢洗漆槽
卫生设备	: 采用品牌优良的卫生设备
电装置	: 电灯位 - 28个 风扇位 - 1个 电插座 - 25个 电视机位 - 2个 电话位 - 2个 冷气机位 - 6个 热水淋浴 - 1个 门铃位 - 1个 保安对讲电话系统 - 1个
隐藏式电话	: 提供
电装置	: 提供

SPESIFIKASI

STRUKTUR	: Rangka Konkrit Tetulang
DINDING	: Batu-bata Merah / Dinding Konkrit Tetulang / Blok Ringan
SILING	: Siling Berplaster Bergentian / Lapisan Sekam
TINGKAP	: Tingkap Kaca Berbingkai Aluminium / Panel Kaca Tetap
PINTU	: Pintu Pertahanan Api / Pintu Papan Sedarat / Pintu Kaca Berbingkai Berbingkai Aluminium / Pintu UPVC
SET KUNCI	: Jenis Kunci-kunci Bermutu Tinggi
KEMASAN DINDING	: Jubin Dinding Sehingga Ketinggian Siling Pada 2 Permukaan Dinding di Dapur Jubin Dinding Sehingga Ketinggian Siling di Bilik Mandi
KEMASAN LANTAI	: Ruang Tamu / Ruang Makan / Dapur / Bilik Baca - Jubin Homogeneous Bilik Mandi Utama / Bilik Mandi 2 / Bilik Mandi 3 / Tandus - Jubin Seramik Halaman / Anjung A/c - Jubin Seramik / Lapisan Simen Bilik Tidur Utama / Bilik Tidur 2 / Bilik Tidur 3 / Bilik Tidur 4 / Bilik Utilliti - Parket Kayu Keras / Jubin Homogeneous Balconi - Jubin Homogeneous
SINKI DAPUR	: Sinki Dapur Besi Keluli
PEMASANGAN ALAT KEBERSIHAN	: Alat Kebersihan Bermutu Tinggi
PEMASANGAN ELEKTRIK	: Mata Lampu - 28 Unit Mata Kipas - 1 Unit Mata Soket - 25 Unit Mata TV - 2 Unit Mata Telefon - 2 Unit Mata Penghawa Dingin - 6 Unit Mata Alat Pemanas - 1 Unit Mata Loceng - 1 Unit Sistem Keselamatan Interkom - 1 Unit
KAWAT & KABEL TELEFON DALAMAN	: Disediakan

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PONDEROSA *Lake Side* Luxury Apartments



TYPE Da
Built-up Area: 2,328 sq. ft.

SPECIFICATIONS

STRUCTURE	: Reinforced Concrete Framework
WALL	: Clay Bricks / Reinforced Concrete Walls / Light Weight Block
CEILING	: Fibrous Plaster Board Ceiling / Skim Coat
WINDOWS	: Aluminium Framed Glass Windows / Fixed Glass Panel
DOORS	: Fire-rated Door / Timber Flush Doors / Aluminium Framed Glass Sliding Door / UPVC Door
IRONMONGERY	: Good Quality Ironmongeries
WALL FINISHES	: Ceiling Height Ceramic Wall Tiles on 2 Walls in Kitchen Ceiling Height Ceramic Wall Tiles in Bathrooms
FLOOR FINISHES	: Living / Dining / Kitchen / Study - Homogeneous Tiles Master Bath / Bath 2 / Bath 3 / WC - Ceramic Tiles Yard / A/c Ledge / Linen - Ceramic Tiles / Cement Screed Master Bedroom / Bedroom 2 / Bedroom 3 / Bedroom 4 / Utility - Hardwood Parquet / Homogeneous Tiles Balcony - Homogeneous Tiles
KITCHEN SINK	: Stainless Steel Kitchen Sink
SANITARY AND FITTINGS	: Good Quality Sanitary Wares
ELECTRICAL INSTALLATIONS	: Lighting Point - 28 Nos. Fan Point - 1 No. Socket Outlet Point - 23 Nos. TV Outlet Point - 2 Nos. Telephone Point - 2 Nos. Air-Con Point - 6 Nos. Heater Point - 1 No. Bell Point - 1 No. Security Intercom - 1 No.
INTERNAL TELEPHONE TRUNKING & CABLING	: Available

建筑规格

结构	钢筋混凝土框架
墙	红砖 / 钢筋混凝土墙 / 轻质砖
天花板	纤维石膏天花板 / 纤维石膏
窗	铝框玻璃窗 / 固定玻璃窗板
门	防火门 / 三夹板门 / 铝框玻璃滑动门 / UPVC门
门锁	品质优良的门锁
墙面饰物	厨房两壁墙铺贴墙砖至天花板 浴室铺贴墙砖至天花板
地面饰物	客厅 / 饭厅 / 厨房 / 厕所 - 铺贴同房地砖 主浴室 / 浴室 2 / 浴室 3 / 厕所 - 铺贴地垫 庭院 / 冷气机平台 / 储物间 - 铺贴地垫 / 漆水泥 主卧室 / 卧室 2 / 卧室 3 / 卧室 4 / 储物室 - 硬木地板 / 铺贴同房地砖 露台 - 铺贴同房地砖
厨房设施	不锈钢洗水槽
卫生设备	深槽品质优良的卫生设备
电器装置	电灯位 - 28个 风扇位 - 1个 电视座 - 23个 电视机位 - 2个 电话位 - 2个 冷气机位 - 6个 热水淋浴 - 1个 门铃位 - 1个 保安内部通话系统 - 1个
隐藏式电话	提供
电视装置	

SPESIFIKASI

STRUKTUR	: Rangka Konkrit Tetulang
DINDING	: Batu-bata Merah / Dinding Konkrit Tetulang / Blok Ringan
SILING	: Siling Berplaster Bergentian / Lapisan Sekam
TINGKAP	: Tingkap Kaca Berbingkai Aluminium / Panel Kaca Tetap
PINTU	: Pintu Rintang Api / Pintu Papen Sedatar / Pintu Kaca Berbingkai Berbingkai Aluminium / Pintu UPVC
SET KUNCI	: Jenis Kunci-kunci Bermutu Tinggi
KEMASAN DINDING	: Jubin Dinding Sehingga Ketinggian Siling Pada 2 Permukaan Dinding di Dapur Jubin Dinding Sehingga Ketinggian Siling di Bilik Mandi
KEMASAN LANTAI	: Ruang Tamu / Ruang Makan / Dapur / Bilik Baca - Jubin Homogeneous Bilik Mandi Utama / Bilik Mandi 2 / Bilik Mandi 3 / Tandas - Jubin Seramik Halaman / Anjung A/c / Bilik Linen - Jubin Seramik / Lapan Simen Bilik Tidur Utama / Bilik Tidur 2 / Bilik Tidur 3 / Bilik Tidur 4 / Bilik Utissi - Parket Kayu Keras / Jubin Homogeneous Balconi - Jubin Homogeneous
SINKI DAPUR	: Sinki Dapur Besi Keluli
PEMASANGAN ALAT KEBERSIHAN	: Alat Kebersihan Bermutu Tinggi
PEMASANGAN ELEKTRIK	: Mata Lampu - 28 Unit Mata Kipas - 1 Unit Mata Soket - 23 Unit Mata TV - 2 Unit Mata Telefon - 2 Unit Mata Penghawa Dingin - 6 Unit Mata Alat Pemanas - 1 Unit Mata Loceng - 1 Unit Sistem Kawasaman Intercom - 1 Unit
KAWAT & KABEL TELEFON DALAMAN	: Disediakan

All information contained herein is subject to variation or modification as required by the developer's project consultants and cannot form part of a contract.
The Chinese and Bahasa Malaysia translation is for reference only. In case of any discrepancy between the English and other translated versions, the English version shall prevail.