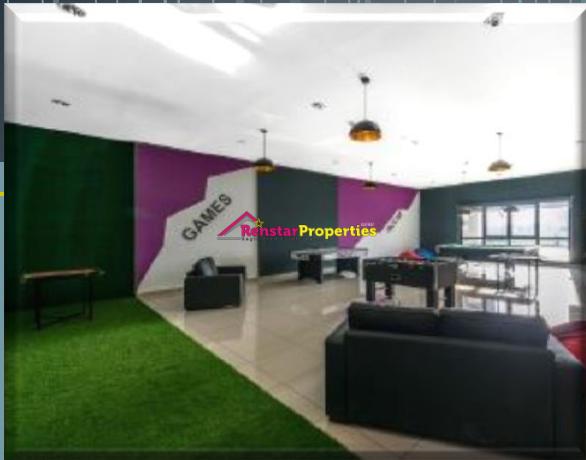


# RENTAL & RENT to OWN



# NEW SERVICE APARTMENT @ PUTRAJAYA

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# DETAILS :

- Consist of 4 Blocks
- Built Up : 780 sqft to 1,278sqft

UNIT TYPE	SQFT
TYPE A1	1,251
TYPE A2	1,278
TYPE B1	986
TYPE B2	994
TYPE C1	780
TYPE C2	783

- FREEHOLD
- COMPLETED 2018

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# RENTAL DEPOSITS :

## 3 + 1 + Utilities + Tenancy Agreements

- 3 months security deposit
  - 1 month advanced rental
  - Tenancy Agreements
  - Utilities :
    - TYPE A (RM 700 Utility Deposit + RM 10 Stamp Duty)
    - TYPE B & C ( RM 500 Utility Deposit + RM 10 Stamp Duty)
- Standard 2 years Contracts
    - FREE 15 days stay
  - TNB & SYABAS applied under tenant name

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# BLOCK A, C & D (BARE UNIT)

NO	TYPE	SIZE (sqft)	RENTAL (RM)	REMARKS
1	A1 / A2	1,251 / 1,278	RM 1,600	3 UNITS AIRCOND
2	B1 / B2	986 / 994	RM 1,300	3 UNITS AIRCOND
3	C1 / C2	780 / 783	RM 1,200	3 UNITS AIRCOND

TNB & SYABAS under Tenant's name

Deposit :

- TYPE A1/A2 = RM 700 + RM 10 (Stamp Duty)
- TYPE B1/B2 & C1/C2 = RM 500 + RM 10 (Stamp Duty)

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# BLOCK B (PARTIALLY FURNISHED )

NO	TYPE	SIZE (sqft)	RENTAL (RM)	REMARKS
1	A1 / A2	1,251 / 1,278	RM 1,900	Airconds, Kitchen Cabinets(Hob & Hood), Wardrobes, Lightings, Fans, Instant Water Heater
2	B1 / B2	986 / 994	RM 1,600	Airconds, Kitchen Cabinets(Hob & Hood), Wardrobes, Lightings, Fans, Instant Water Heater
3	C1 / C2	780 / 783	RM 1,400	Airconds, Kitchen Cabinets(Hob & Hood), Wardrobes, Lightings, Fans, Instant Water Heater

Registration for TNB & SYABAS account under Tenant's name

Deposit :

- TYPE A1/A2 = RM 700 + RM 10 (Stamp Duty)
- TYPE B1/B2 & C1/C2 = RM 500 + RM 10 (Stamp Duty)

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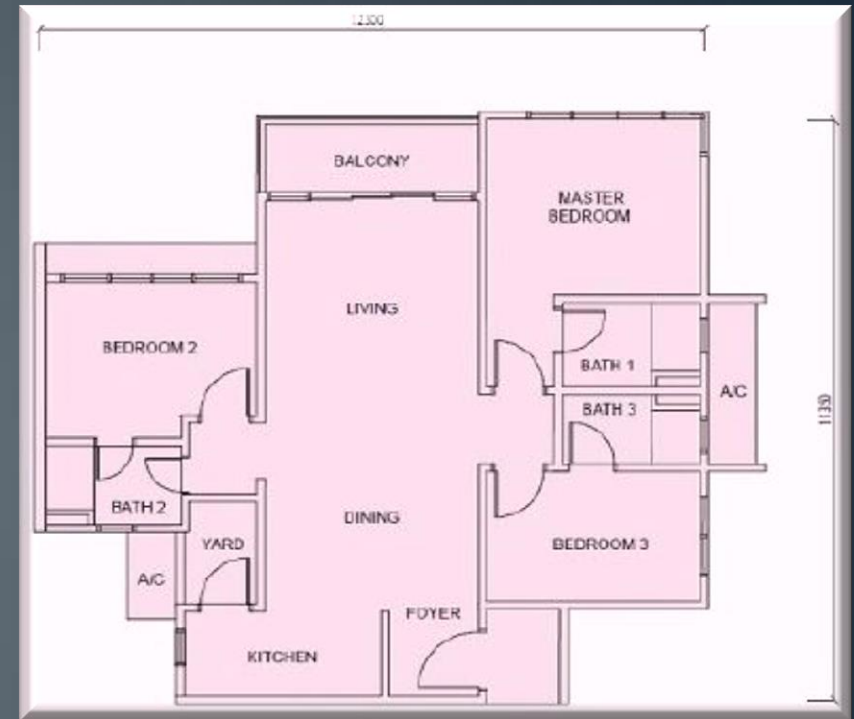
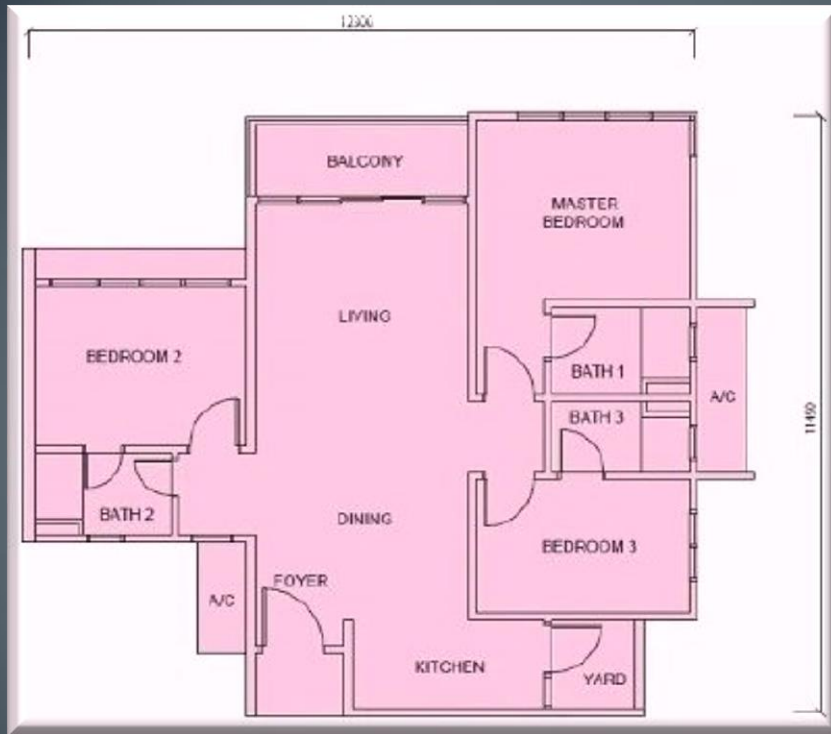


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# FLOOR PLAN



## TYPE A1 (BALCONY)

- BUILT UP : 1,251 sqft

- 3 BEDROOMS 3 BATHROOMS

## TYPE A2 (BALCONY)

- BUILT UP : 1,278 sqft

- 3 BEDROOMS 3 BATHROOMS

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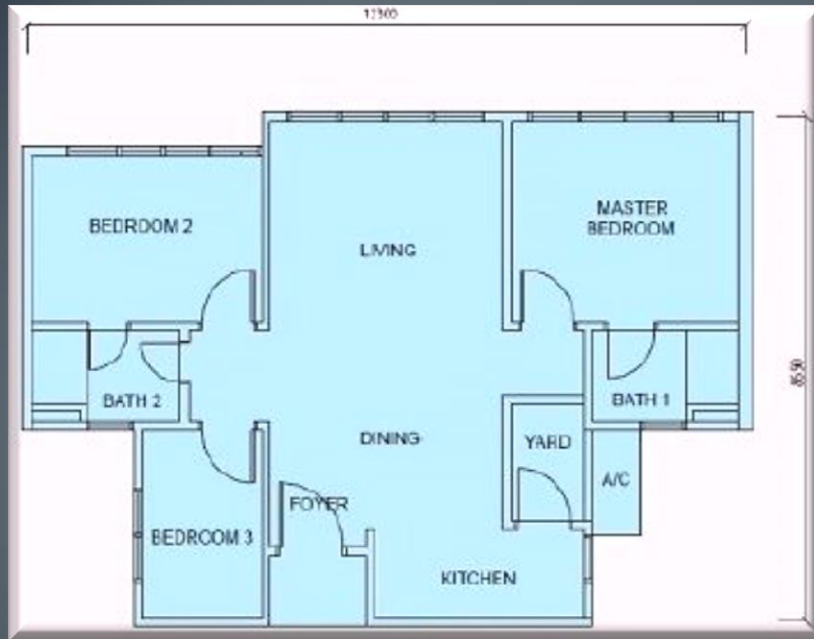


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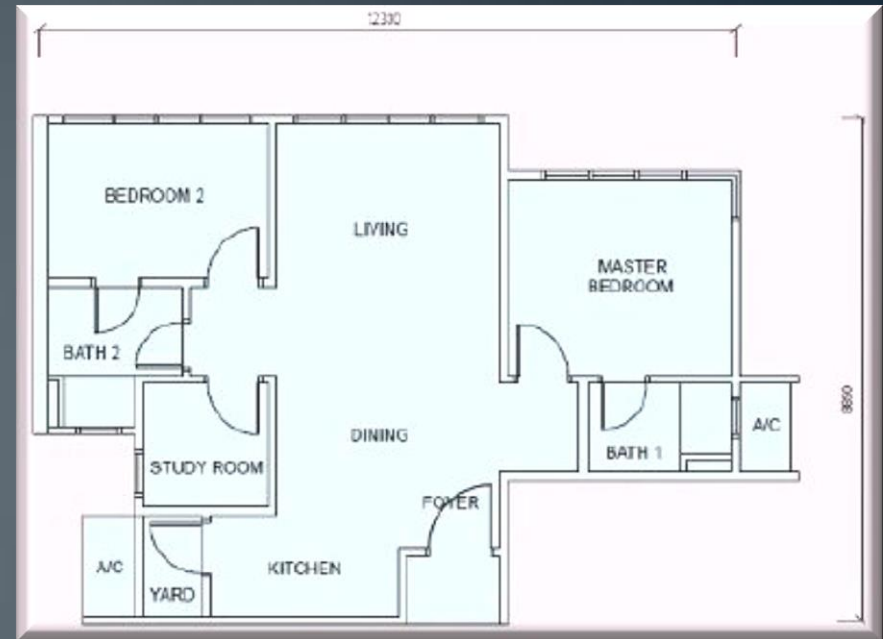
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# FLOOR PLAN



**TYPE B1**

- BUILT UP : 986 sqft
- 3 BEDROOMS - 2 BATHROOMS



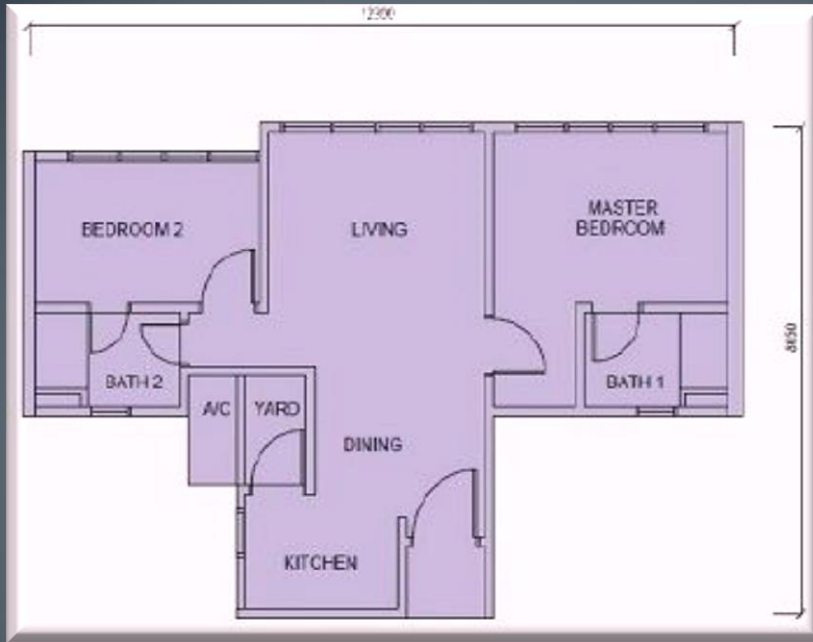
**TYPE B2**

- BUILT UP : 994 sqft
- 2 + 1 BEDROOMS - 2 BATHROOMS

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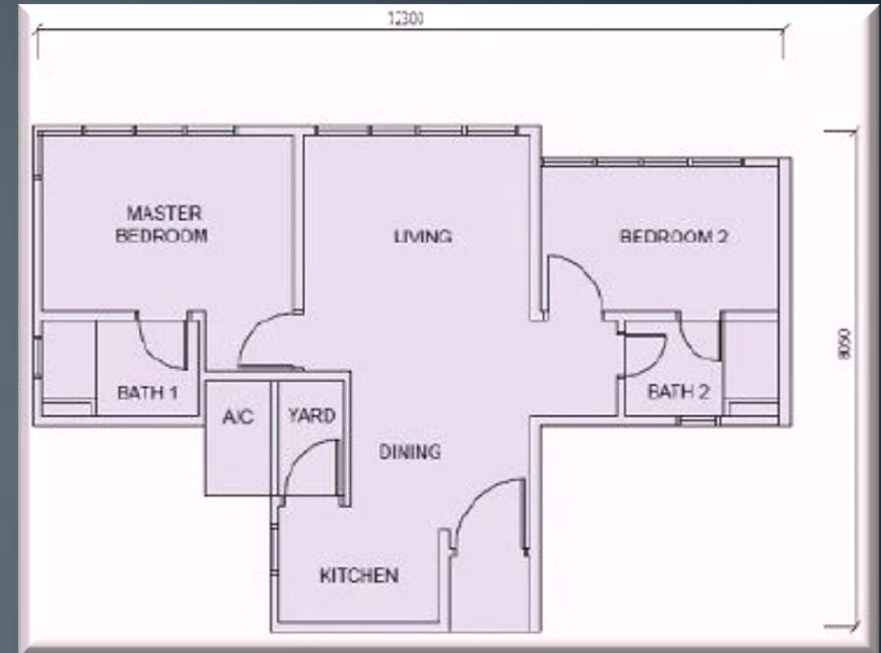


# FLOOR PLAN



**TYPE C1**

- BUILT UP : 780 sqft
- 2 BEDROOMS - 2 BATHROOMS



**TYPE C2**

- BUILT UP : 783 sqft
- 2 BEDROOMS - 2 BATHROOMS

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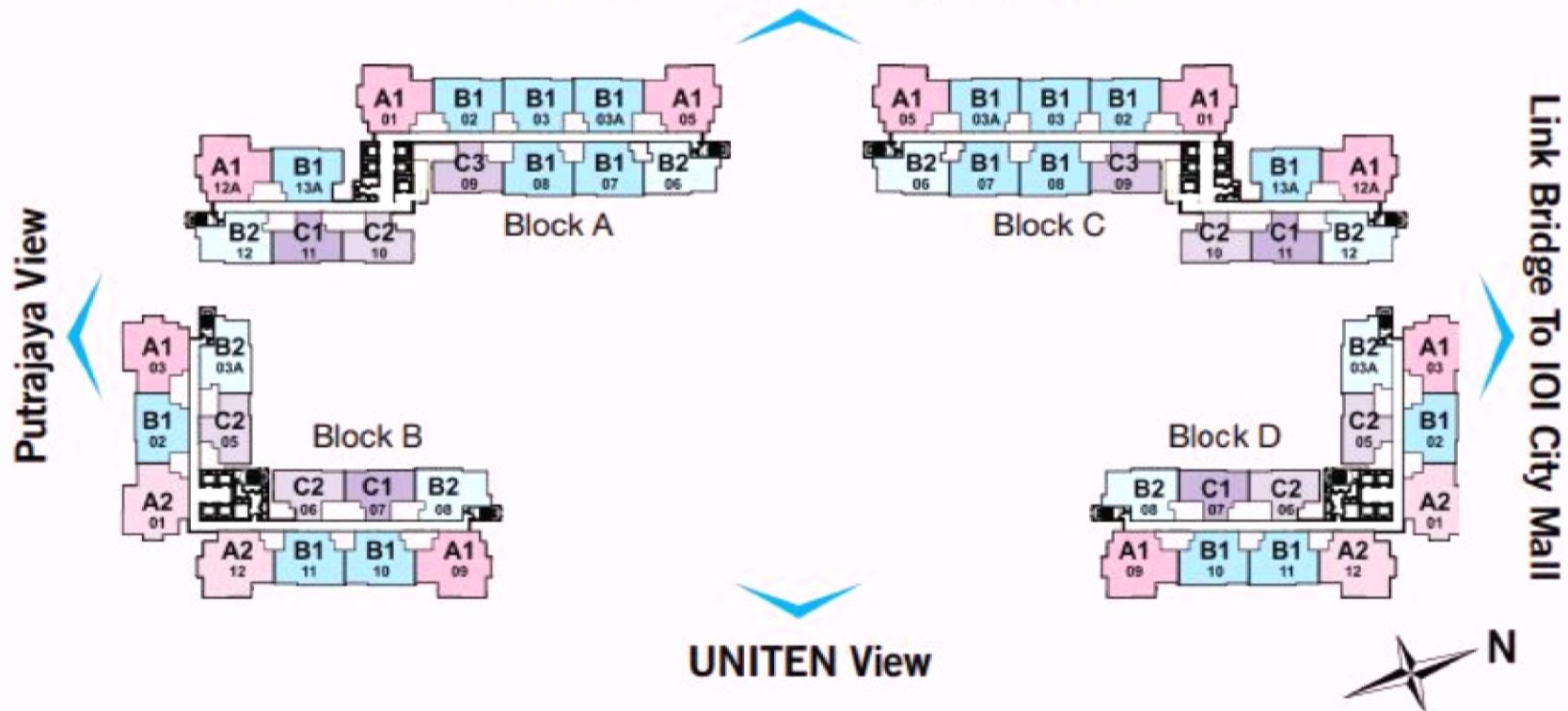


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# STOREY PLAN

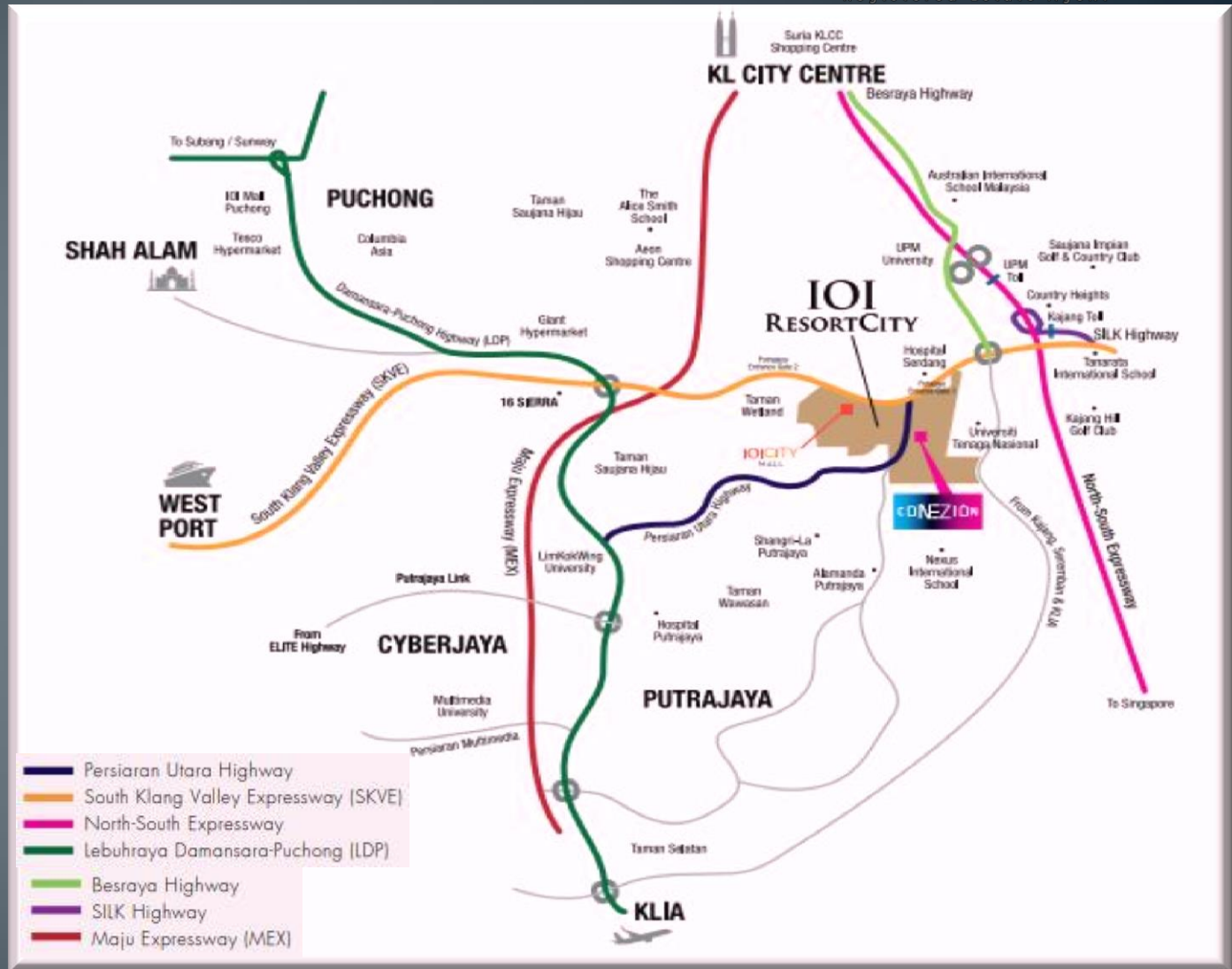
Persiaran Utara / IOI City Mall View



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# LOCATION



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# FACILITIES :

GYMNASIUM

MINI THEATRETTE

SWIMMING POOL &  
WADING POOL

GAMES ROOM

LEARNING LAB

PARTY ROOM

MULTI PURPOSE HALL

AQUA BED

CHILL-OUT DECK

MULTI PURPOSE  
COURT

GAMES ROOM

CHILDREN'S ART  
STUDIO

LEARNING LAB

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# AMENITIES

• **IOI City Mall**

**GIANT SUPERMARKET  
SERI KEMBANGAN**

**Hospital Serdang**

**Alamanda Mall**

**Hospital Andorra**

**Hospital Putrajaya**

## Educational Nearby :

**Sekolah Sultan Alam  
Shah, Presint 1**

**UNITEN**

**UNIVERSITI PUTRA  
MALAYSIA (UPM)**

**Sekolah Menengah Kebangsaan  
Putrajaya, Presint 14**

**Sekolah Kebangsaan  
Putrajaya, Presint 11**

**LIM KOK WING  
UNIVERSITY**

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# SECURITY SYSTEM :

- SEPARATELY GUARDED INGRESS & EGRESS POINTS WITH INTERCOM & CARD ACCESS SYSTEM



- CARD ACCESS VERIFICATION AT LIFT LOBBY



- CCTV IN THE LIFT LOBBY



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# ACCESSIBILITY

- PERSIARAN UTARA HIGHWAY

- SOUTH KLANG VALLEY EXPRESSWAY (SKVE)

- NORTH-SOUTH EXPRESSWAY

- LEBUHRAYA DAMANSARA-PUCHONG (LDP)

- SILK HIGHWAY

- BESRAYA HIGHWAY

- MAJU EXPRESSWAY (MEX)

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# RENT TO OWN

## - REBATE -

BLOK A,C & D	TYPE A1 / A2	TYPE B1/B2	TYPE C1/C2
Within First 12 months	9.5%	12.5%	9.5%
From 13-24 months	5%	8%	5%

BLOK B	TYPE A1 / A2	TYPE B1/B2	TYPE C1/C2
Within First 12 months	9.5%	12%	9.5%
From 13-24 months	4.5%	7%	4.5%

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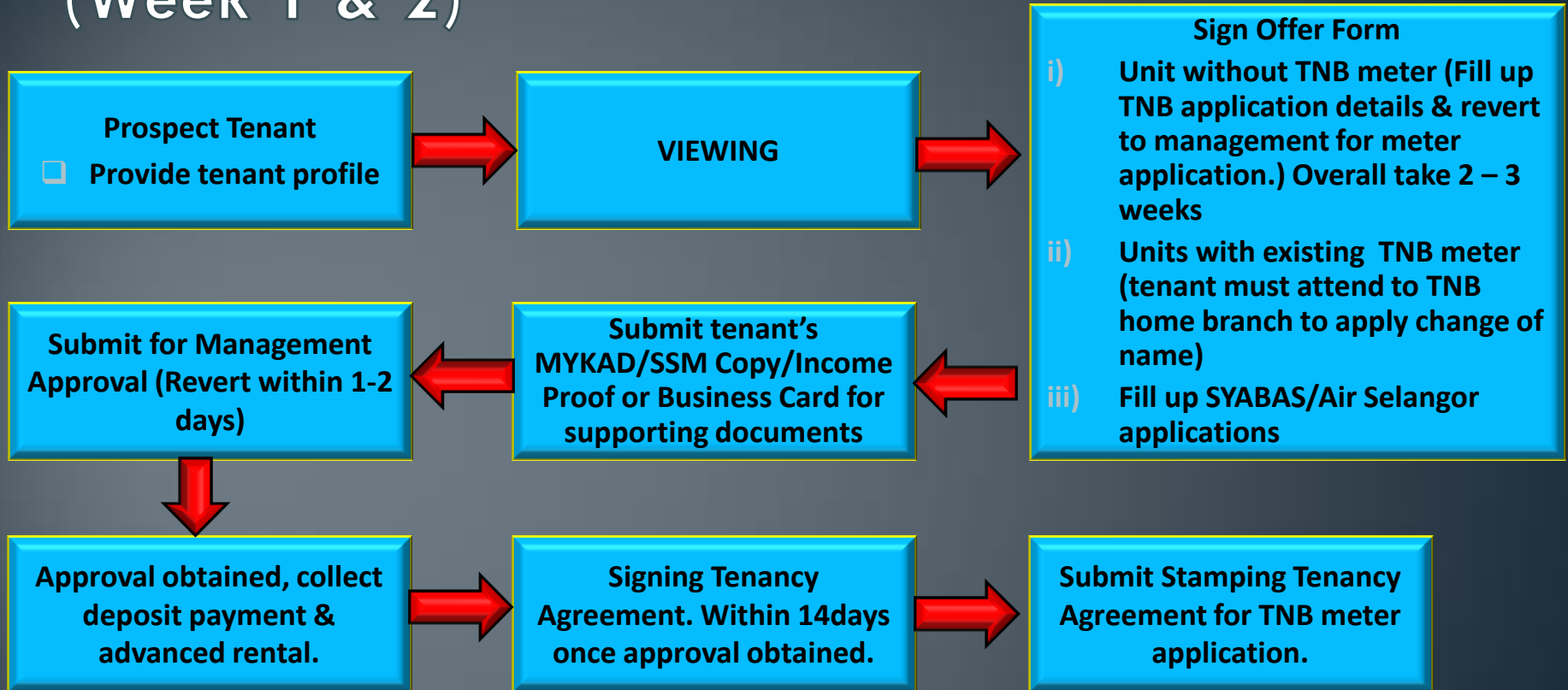
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# PROCESS FLOW

## (Week 1 & 2)



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# PROCESS FLOW

## (Week 3) Commencement of RENT FREE

**Move in (Tenancy commence, RENT FREE START)**

**(The units might delay on electricity supply if delay the TNB application process)**

### NOTE:

1. Any delay's on the security deposit & advance rental payment, stamping fee and security deposit payment of TNB meter, all treated under tenant's responsibility. Appeal on RENT FREE PERIOD would not be accepted.
2. Tenant who insisted for urgent move in, must agree and accept there is no electricity supply on the premise until the completion of TNB meter application.

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# TYPE A (Partially Furnished)



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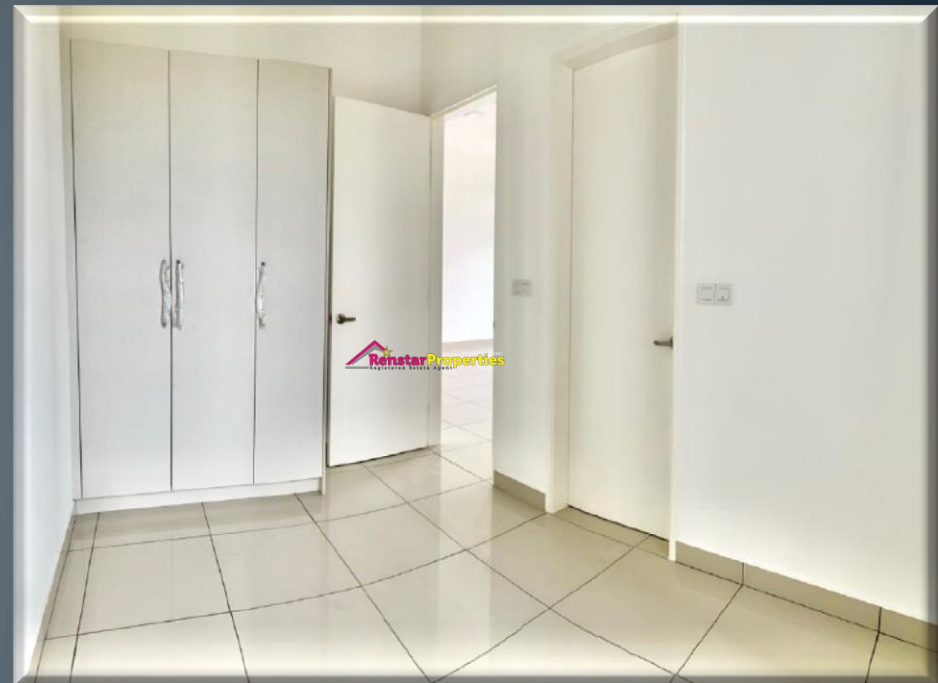
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