

A-FRAME TERRACES
OPEN PLAN LAYOUT
SEAMLESS
INDOOR-OUTDOOR
PRIVATE GARDEN

GardenHomes

HAZELTON

ENDOWED WITH
THE RELAXED AMBIENCE AND
SOOTHING FEATURES OF A
RUSTIC FOREST LODGE

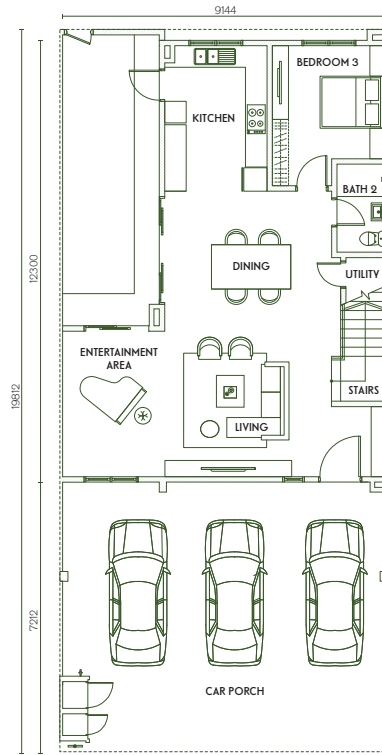
GardenHomes
OPENS ITS RESIDENTS TO THE JOY AND
FREEDOM OF COUNTRY LIVING



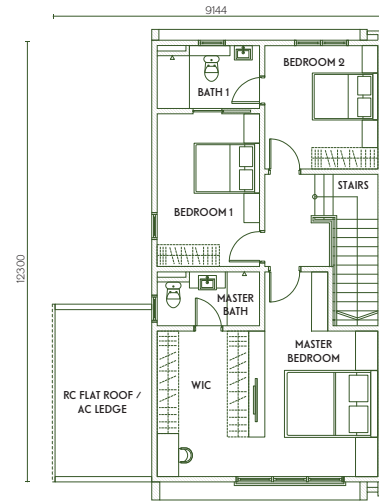
3A

BUILT-UP
2,185 SF
30' x 65'

4 3



GROUND FLOOR

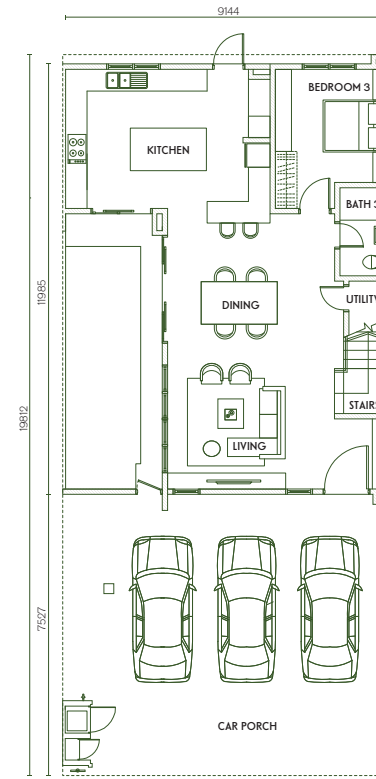


FIRST FLOOR

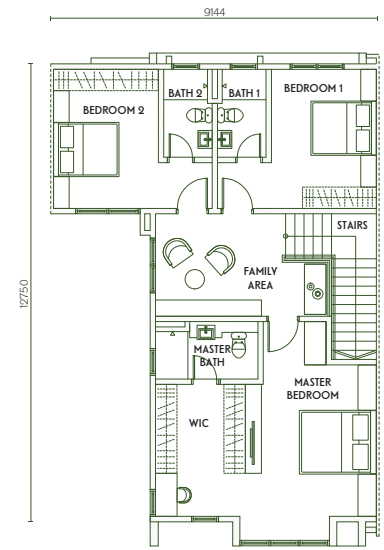
3B

BUILT-UP
2,303 SF
30' x 65'

4 4



GROUND FLOOR

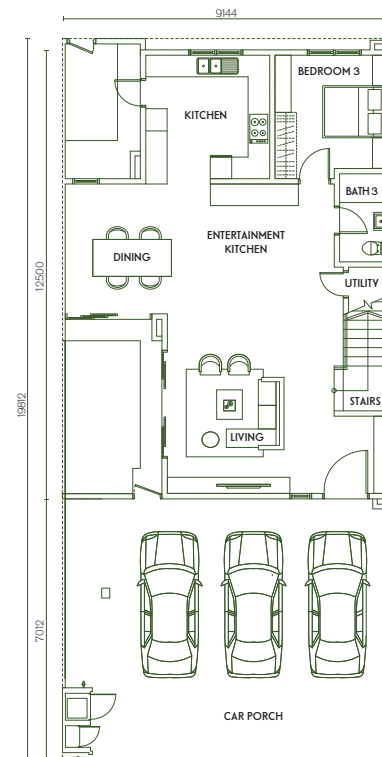


FIRST FLOOR

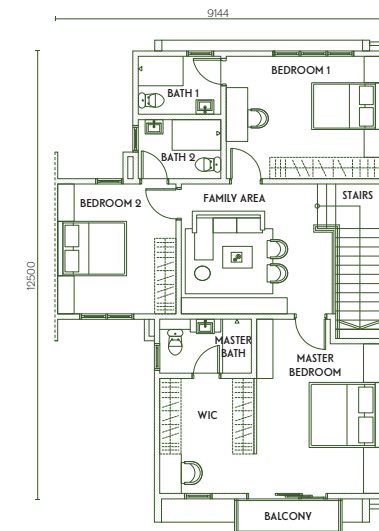
3C

BUILT-UP
2,375 SF
30' x 65'

4 4



GROUND FLOOR

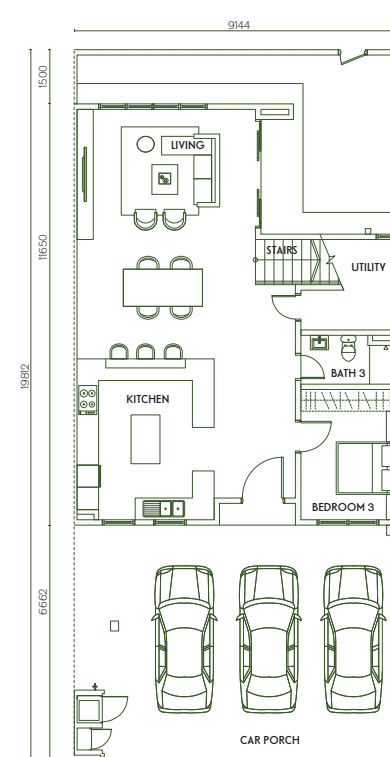


FIRST FLOOR

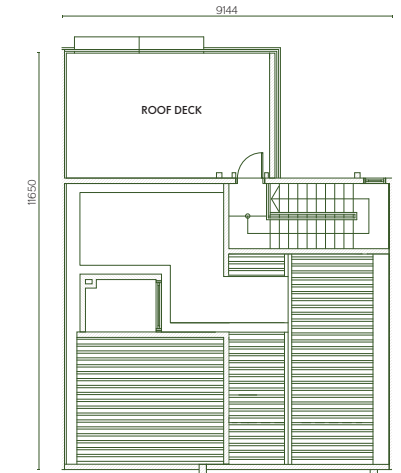
3D

BUILT-UP
2,479 SF
30' x 65'

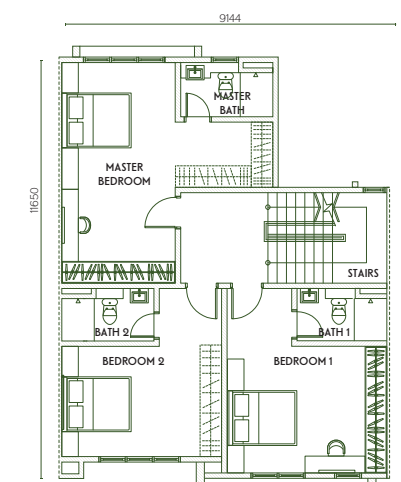
4 4



GROUND FLOOR



ROOF LEVEL



FIRST FLOOR

STRUCTURE	Reinforced Concrete	
WALLS	Brick Wall	
ROOF COVERING	Metal Roof / Reinforced Concrete Roof	
ROOF FRAMING	Metal Roof Truss	
COPING	Lightweight Polystyrene Foam	
CEILING	Skim Coat / Plaster Ceiling	
WINDOWS	Aluminium Framed Glass Window	
DOORS		
MAIN ENTRANCE	Timber Door	
BEDROOMS / BATHROOMS	HDF / Plywood Flush Door	
OTHERS	Aluminium Framed Glass Door / HDF Flush Door	
WALL FINISHES		
KITCHEN	Ceramic Tiles up to 1.5m Height	
MASTER BATH / BATH 1 / BATH 2	Ceramic Tiles up to 2.7m Height, Plaster & Paint	
BATH 2 (3A) / BATH 3	Ceramic Tiles up to Ceiling Height, Plaster & Paint	
OTHERS	Plaster & Paint	
FLOOR FINISHES		
GROUND FLOOR	Car Porch / Terrace (where applicable)	Homogeneous Tiles
	Living / Dining / Kitchen / Utility / Guest Room	Porcelain Tiles
	Bath 3 / Bath 2 (3A)	Porcelain Tiles
	Staircase	Laminated Floor
	Others	Cement Render
FIRST FLOOR	Staircase / Master Bedroom / Family Area / Bedroom 1 & 2	Laminated Floor
	Master Bath / Bath 1 & 2 / Balcony	Porcelain Tiles
	Others	Cement Render
FENCING	Minimum 1.2m High Brick Wall Fencing with M.S. Grille	
TURFING	Yes (where applicable)	
IRONMONGERY	Quality Locksets	

	3A	3B	3C	3D
SANITARY WARE AND PLUMBING				
WATER CLOSET	3	4	4	4
WASH BASIN	3	4	4	4
SHOWER	3	4	4	4
KITCHEN SINK	1	1	1	1

	INTERMEDIATE	CORNER / END	INTERMEDIATE	CORNER / END	INTERMEDIATE	CORNER / END	INTERMEDIATE	END
--	--------------	--------------	--------------	--------------	--------------	--------------	--------------	-----

ELECTRICAL								
LIGHT POINT	23	23	24	24	25	25	25	26
POWER POINT	25	25	26	26	27	27	28	28
AIR-COND POINT	6	6	7	7	7	7	6	6
WATER HEATER POINT	3	3	4	4	4	4	4	4
FAN POINT	6	6	7	7	7	7	6	6
SMATV POINT	1	1	1	1	1	1	1	1
GATE LIGHT POINT	1	1	1	1	1	1	1	1
BELL POINT	1	1	1	1	1	1	1	1

INTERNAL TELEPHONE TRUNKING & CABLING								
FIBRE WALL SOCKET	1	1	1	1	1	1	1	1

SPECIFICATIONS

All art renderings and photographs contained in this circular are artist's impressions only. The Developer reserves the right to modify any part or parts of the building prior to completion as directed or approved by the architects and/or the relevant authorities. All plans, layouts, information and/or specifications are subject to change and cannot form part of an offer or contract presentation. The Developer reserves the right to alter, change or vary any information contained herein without prior notification. Whilst every care has been taken in providing this information, the Developer shall not be held responsible for any variations. For avoidance of doubt on all plans, layout, information and/or specifications, please always refer to the Sale and Purchase Agreement.

Developer: Eco Majestic Development Sdn Bhd (1079086-W) • Developer's License: 19150-5/12-2021/0178(L); 19150-6/08-2022/0505(L) • Validity Period: 05/12/2019 - 04/12/2021; 13/08/2020 - 12/08/2022 • Advertising & Sales Permit: 19150-5/12-2021/0178(P); 19150-6/08-2022/0505(P) • Validity Period: 05/12/2019 - 04/12/2021; 13/08/2020 - 12/08/2022 • Land Tenure: Freehold • Approving Local Authority: Majlis Perbandaran Kajang • Expected Date of Completion: December 2022; August 2023 • Land Encumbrances: Public Bank Berhad • Restriction in Interest: Nil • Type of Property: Terrace House • Total Units: 110; 92 • Site, Building Plan Ref. No.: 30' x 65', Bil(1)DLM.MPKJ2/P12/2019, RM77,680.00 (min) - RM1,003,820.00 (max); 30' x 65', Bil(1)DLM.MPKJ2/P12/2019, RM328,560.00 (min) - RM1,071,660.00 (max); 30' x 65', Bil(1)DLM.MPKJ2/P12/2019, RM1,098,800.00 (min) - RM1,098,800.00 (max); 30' x 65', Bil(1)dim.MPKJ2/P14/2019, RM992,450.00 (min) - RM1,145,400.00 (max); 30' x 65', Bil(1)dim.MPKJ2/P14/2019, RM1,048,800.00 (min) - RM1,201,750.00 (max); 30' x 65', Bil(1)dim.MPKJ2/P14/2019, RM1,061,300.00 (min) - RM1,214,400.00 (max) • Bumiputra Discount: 7%

IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA