

RESIDENSI
DESA
Satumas

ALL UNDER ONE ROOF



A TESTAMENT TO OUR NATION'S HARMONY

RESIDENSI DESA SATUMAS IS A RUMAH MAMPU MILIK WILAYAH PERSEKUTUAN (RUMAWIP) PROJECT IN LINE WITH THE GOVERNMENT'S ASPIRATION TO MEET THE NEEDS FOR CITY FOLKS TO OWN AN AFFORDABLE PROPERTY UNDER RUMAWIP ENTITLEMENT.

Seated in the heart of the nation, **Residensi Desa Satumas** presents you a truly Malaysian living experience – a home abundant with quality amenities and plenty of dining choices. Our close proximity to the KL–Seremban Highway, the East–West Link Highway and Mid Valley Megamall even allows you swift access to the myriad wonders beyond home.

- 5KM to MidValley Megamall
- 7KM to Bangsar
- 8KM to K.L. City Center
- 11KM to Cheras
- 11KM to Damansara
- 12KM to Bukit Jalil
- 12KM to Sunway City

3 BED + 2 BATH

RM230,000

– Per Unit –

**INCLUDING 1 COVERED
CAR PARK**



A F F O R D A B L E | C O M F O R T A B L E | C O N V E N I E N T

SPECIFICATIONS

STRUCTURE	Reinforced Concrete
WALL	Concrete Shear Wall / Masonry
ROOFING	Reinforced Concrete Slab
CEILING	Skim Coat & Paint / Fibrous Plaster
WINDOW	Casement / Top Hung / Adjustable Louvres
DOORS	Main Entrance – Fire Rated Door Bedrooms – Timber Door Bathrooms – Timber Door / Flush Door Balcony – Aluminum Frame / Glass Sliding Door Quality Lockset
IRONMONGERIES	

WALL FINISHES

Internal:	
Living / Dining / Bedrooms	: Skim Coat / Plaster & Paint / Cement Plaster Emulsion Paint
Bathrooms	: 2100mm Height Ceramic Tiles / Plaster & Paint
Kitchen	: 1500mm Height Ceramic Tiles / Plaster & Paint
External	: Plaster & Paint

FLOOR FINISHES

Entrance	: Ceramic Tiles
Living / Dining	: Ceramic Tiles
Balcony	: Ceramic Tiles
Bedrooms / Utility	: Ceramic Tiles
Bathrooms	: Ceramic Tiles
Kitchen / Yard	: Ceramic Tiles

SANITARY FITTINGS

• Kitchen Sink	1 no
• Water Closet	2 nos
• Wash Basin	2 nos
• Shower Rose	2 nos
• Toilet Paper Holder	2 nos
• Basin Tap	2 nos
• Bid Tap	3 nos
• Kitchen Tap	1 no

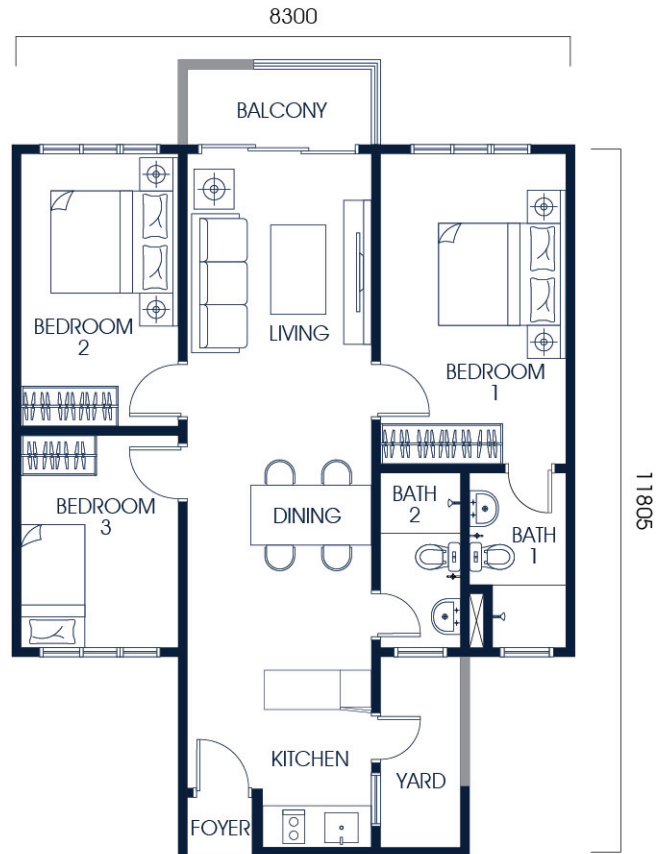
ELECTRICAL INSTALLATION

• Lighting Wiring Point	11 nos
• 13A Switch Socket Outlet	8 nos
• Water Heater Point	2 nos
• SMATV Point	1 no
• Distribution Board	1 no
• Fiber Wall Socket Outlet	1 no
• Ceiling Fan Point	3 nos
• Door Bell Point	1 no

TYPE A

Built-up Area:
850sqft.

**3 BEDROOMS
2 BATHROOMS**



Amenities:-

- Mail Room
- Waiting Area
- Nursery
- Kindergarten
- Prayer Room (M/F)
- Toilet (M/F)
- Multi Purpose Hall
- Shops
- Swimming Pool/ Kid's Pool with Toilet Facilities
- Indoor Play Area
- Food Truck Parking



Associate / Developer:

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RESIDENSI DESA SATUMAS • Developer's License No.: 19129-1/09-2019/0671(L) • Validity Period: 08/09/2017 – 07/09/2019 • Expected of Completion: OCTOBER 2020 (36 months) • Approval Authority: Dewan Bandaraya Kuala Lumpur • Building Plan Approval No.: BP S1 OSC 2017 0176 • Sales Permit No.: 19129-1/09-2019/0671(P) • Validity Period: 08/09/2017 – 07/09/2019 • Tenure of Land: 99 years Leasehold (25 June 2096) • Restriction-in-Interest: This land cannot be transferred, pledged, or charged without consent from Jawatan Kuasa Kerja Tanah W.P. • Encumbrances: NIL • Type of Residential: Apartment • Total No. of Units: 3002 units (Type A - 850 sqft) • Selling Price: Block A, B, C, D, E, F, G - (min/max: RM230,000.00) • Developed by: GARUDA SEARAH SDN. BHD.

All information contained herein including the specifications, plans, measurements and illustrations are subject to amendments without notification as may be required by the authorities or the developer's consultants and are not intended to form and cannot form part of an offer or contract. All measurements are approximate. All pictures and illustrations are artist's impression only.