

# SERVICED APARTMENT

90 **O**OC

AN ICONIC SPACE FOR A Young Urban Lifestyle

# 9901960

## CONVENIENCE, ACCESSIBILITY, INTEGRATION

Nestled in the border of Kota Damansara and Subang, DAMAISURIA is an integrated township spread across 46 acres, where all your education, services, retail and entertainment needs are covered, ensuring the very best for your future generations.

DAMAISURIA has the finest amenities and conveniences, with various schools and shopping malls in its vicinity. It is easily accessible via the NKVE, GCE and North-South Central Link, while the proposed DASH (Damansara-Shah Alam Elevated Expressway) will form a direct link to Petaling Jaya and Kuala Lumpur.





## EXCLUSIVE YET AFFORDABLE, FAMILY LIVING AMID A NATURAL ENVIRONMENT

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Set amid 1.85 acres of lush greeneries, DAMAISURIA offers a clean, natural environment to enjoy your family life, to bring up children or to spend your golden years.

With its array of amenities, you will enjoy an exclusive lifestyle that is affordable. DAMAISURIA offers the prudent buyer the opportunity to invest in a living space that's luxurious yet competitively priced.

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## AFFLUENT BUT EFFORTLESSLY ELEGANT, WITH FLEXI PRIVATE SPACE

Damansuria is an integrated township, developed in four phases.

Seiring Residensi is Phase One of the Damansuria township, consisting of serviced apartments designed for an affluent and elegant lifestyle.

Consisting of four towers, **Seiring Residensi** offers a selection of units with sizes ranging from 665 sq ft to 972 sq ft, with up to four bedrooms.

Featuring modern and practical layouts, these spaces have been designed to cater to the urban vibrant lifestyles of Subang denizens.







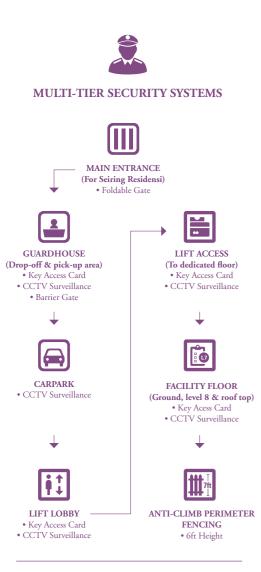
## FOR EVERY HOME OWNER, FROM SINGLES TO FAMILIES

Thoughtful design and inventive ideas are behind every part of **Seiring Residensi**. Modern facilities and unique architecture, complemented by breathtaking natural terrain and water features, form a beautiful backdrop to a habitat you can call your own.

Drive into the city with ease, explore the bustling metropolis, enjoy all the conveniences of modern living and come home to a welcoming grand entrance of your private bayside sanctuary.

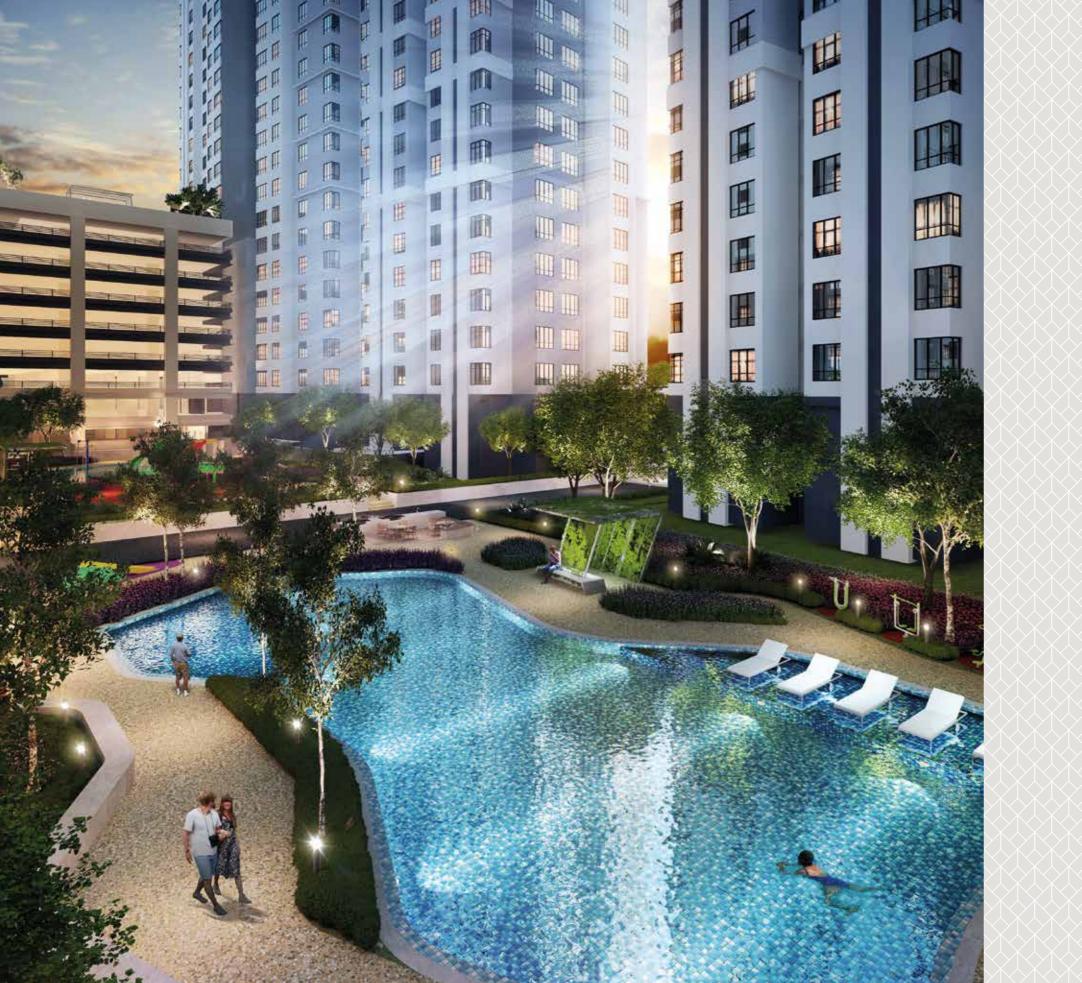


## A SAFE HAVEN PRIVATE PEACEFUL PRISTINE





A distinct rhythm of peace echoes throughout Seiring Residensi every minute of the day. With 24-hour surveillance coupled with a variety of uncompromising security features, residents shall have full confidence in the state of their safety.



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## NURTURE WITH NATURE

Seiring Residensi is equipped with extensive recreational and leisure amenities, designed for a healthy and active lifestyle for the young and old.

Expect not just an ordinary park, but enjoy the exclusivity of living in a serviced apartment with a play pool. Find your children having a big splash of a fun time with the colourful water slides.

An impressive variety of facilities are at your disposal here at Seiring Residensi. Exuding a resort-style ambiance with lush trees, you can lounge around the play pool and dive into the cool waters for respite.



## HIGHLIGHTS

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#### ROOF TOP

- 1. Outlook deck
- 2. Rooftop relax lounge

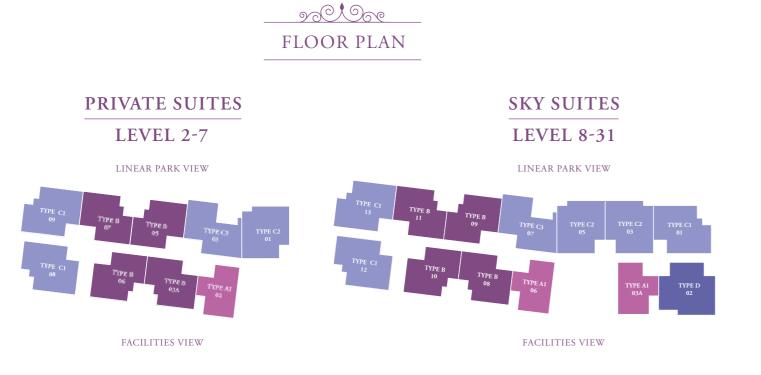
#### LEVEL 8

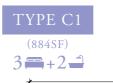
- 3. Multipurpose room
- 4. Multifunction court
- 5. Urban playground
- 6. Lookout corner
- 7. Open lawn
- 8. Signature pavilion
- 9. Jogging track
- 10. Reflexology path
- 11. Spice garden
- 12. Yoga deck
- 13. Sand pit

#### GROUND LEVEL

- 14. Swimming pool & Wading pool
  15. Pool lounge
  16. Jogging track
  17. Sunbath deck/pool deck
  18. Outdoor shower area
  19. Pavilion
  20. Children playground
  21. Indoor Gym
  22. Outdoor gym
- 23. Changing room
- 24. BBQ corner
- 25. Praying room



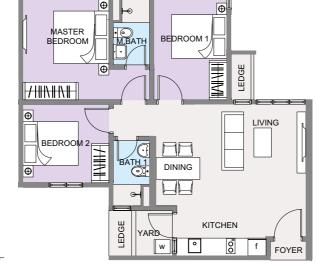


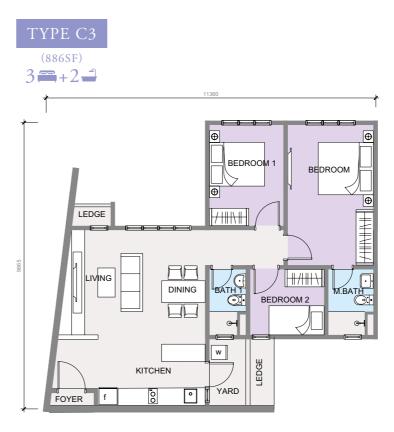


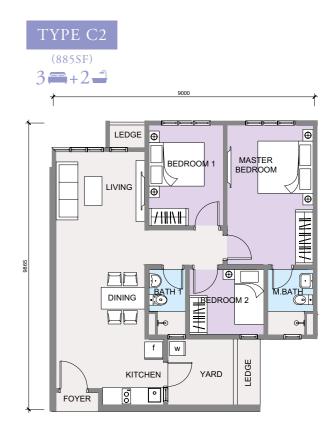




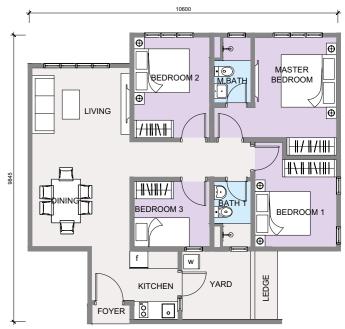








 $\begin{array}{c} \text{TYPE D} \\ (972SF) \\ 4 \end{array} + 2 \end{array}$ 



## 990 Dec

## EASY ACCESSIBILITY TO EVERYTHING

With a direct link to the Guthrie Corridor Expressway, Seiring Residensi has an easy connection to all that is convenient. It is also a stone's throw away from the Sultan Abdul Aziz Shah Airport.

Residents are connected to various public and private schools with convenience to various options for grocery and shopping.

#### Schools

SJK (C) Subang SK TUDM Subang SMK Subang Bestari

#### University and College

REAL / Seri Cahaya School UiTM Puncak Perdana Campus Asia Pacific School HELP college Subang 2 SEGI University HELP International School

#### Shopping Mall

Star Avenue Lifesyle Mall Mydin Bukit Jelutong Jaya Grocer

### Medical Centre

Ramsay Sime Darby Medical Centre Pusat Perubatan Tropicana

#### Recreational Park And Club

Denai Alam Recreation Riding Club Monterez Golf & Country Club







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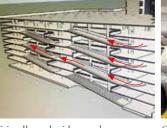
## **10 REASONS TO CHOOSE SEIRING RESIDENSI**



LEVEL 9-31 - SERVICED APARTMENT LEVEL 8 - FACILITIES & SERVICED APARTMENT LEVEL 2-7 - SERVICED APARTMENT & CAR PARK LEVEL 1 - SHOP LOTS & SERVICED APARTMENT **GROUND LEVEL** - FACILITIES & SHOP LOTS



## ELEVATION PLAN



Friendly and wide speed ramp with only 3 turns to reach top car park floor, cater for all drivers and vehicles.



Open car park space with high visibility.

#### **COMFORTABLE DRIVING** EXPERIENCES

Due to the large span of the ramp, it brings the brightness in, making it safe with high visibility. Drivers will not get anxiety often associated by dark buildings. Thanks to the wide space and skip level, maneuvering is easier and destination will be achieved faster.

## 990 Ore SPECIFICATION

Structure	:	Reinforced Concrete Structure			
Wall	:	Brick Wall / Concrete Wall / Masonry Wall			
Roof	:	Reinforced Concrete Flat Roof			
Ceiling	:	Skim Coat & Paint / Plaster Ceiling & Paint			
Windows	:	Aluminum Framed Glass Panel Window / Louver Window			
Doors	:	Fire Rated Door / Timber Flush Door			
Ironmongery	:	Quality Locksets			
Wall Finishes	:	Bath	:	Tiles	
		Kitchen	:	Tiles	
		Internal Walls	:	Plaster & Paint / Skim Coat & Paint	
		External Walls	:	Plaster & Paint / Skim Coat & Paint	
Floor Finishes	:	Bedroom	:	Tiles	
		Others	:	Tiles	
		Yard (If applicable)	:	Tiles	
		Ledge	:	Cement Render	

#### Sanitary Installation

ТҮРЕ В	TYPE C1/C2/C3	TYPE D
		IIFE D
2	2	2
2	2	2
1	1	1
2	2	2
2	2	2
1	1	1
1	1	1
	2 2 1 2 2 2 1 1 1	2     2       2     2       1     1       2     2       2     2       1     1       1     1

#### Electrical Installation

ITEMS	TYPE A1	TYPE B	TYPE C1/C2/C3	TYPE D
LIGHTING POINT	8	11	11	12
CEILING FAN POINT	4	5	5	6
13A SWITCH SOCKET OUTLET	9	11	13	15
15A SWITCH SOCKET OUTLET	1	1	1	1
FIBER WALL SOCKET	1	1	1	1
20A AIR COND POINT	2	2	3	3
15A WATER HEATER POINT	1	1	1	1

Notes: The specifications are subject to change(s) by local authorities, developer, project architect and other consultants

## LEGEND

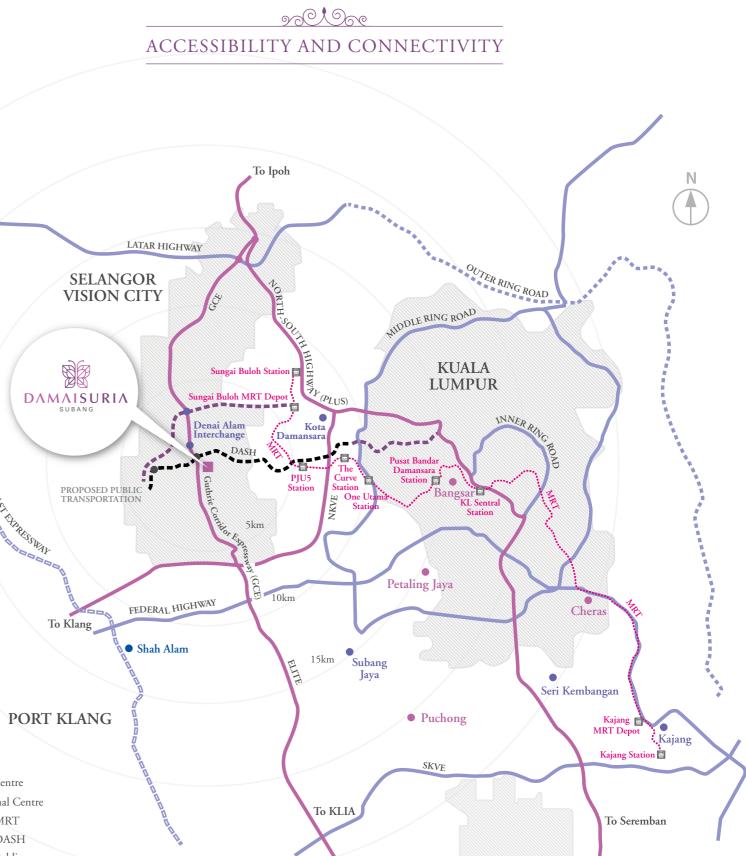
Regional Centre

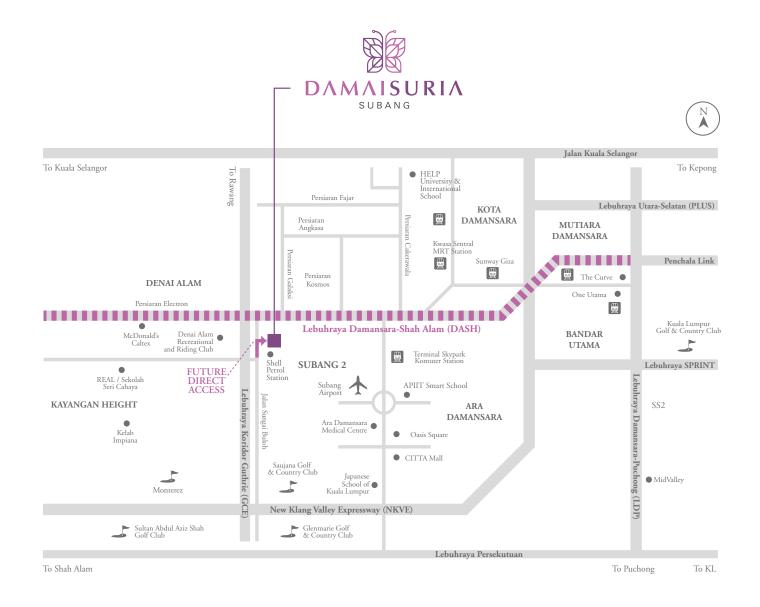
PROP

OSED WES

CONST

- Sub Regional Centre
- Proposed MRT
- Proposed DASH
- Proposed Public Tranportations





A Prestigious Development by



NPO BUILDERS SDN BHD (284572-T) N-16-01, Penthouse, Level 16, First Subang, Jalan SS15/4G 47500 Subang Jaya, Selangor Please visit our sales gallery at

😳 Damai Suria @ Subang



Housing Developer's License: 19707-1/07-2021/0583(L). Validity Date: 03/07/2019 – 02/07/2021. Advertising Permit: 19707-1/07-2021/0583(P). Validity Date: 03/07/2019 – 02/07/2021. Developer: NPO Builders Sdn Bhd. Tenure of Land: Freehold. Land Encumbrances: OCBC Bank Malaysia Berhad. Project Name: Damaisuria (Phase 1 – Seiring). Expected Date of Completion: May 2022. No. of Unit: 370 units (Type A1 – 55 units, Type C – 169 units, Type D – 24 units). Selling Price: RM459,300 (min) – RM722,370 (max). No. Unit of Affordable Home: 264 units. Selling Price of Affordable Home: RM270,000 (min) – RM270,000 (min) – RM270,000 (mix). Approving Authority: Majlis Bandaraya Shah Alam. Approved Building Plan No.: MBSA/OSC/PB/SEK.U6/0223/2018.

The information contained herein is subject to change and cannot form part of an offer or contract. All renderings are artist's impressions only. All measurements are appropriate. All plans are intended to serve as a guide only and are subject to approval by the relevant approving authorities and maybe modified or amended as directed by the approving authorities and/or project consultants. All built ups indicated are approximate measurements only and are subject to final survey/confirmation by the land surveyor/appropriate authorities. While every reasonable care has been taken in preparing this material, the developer cannot be held responsible for any inaccuracy. The numbering and postal address for the subject matter of any claims for damages, compensation and/or whatsoever. The purpose of this brochure is to advise that registration of interest is now open.