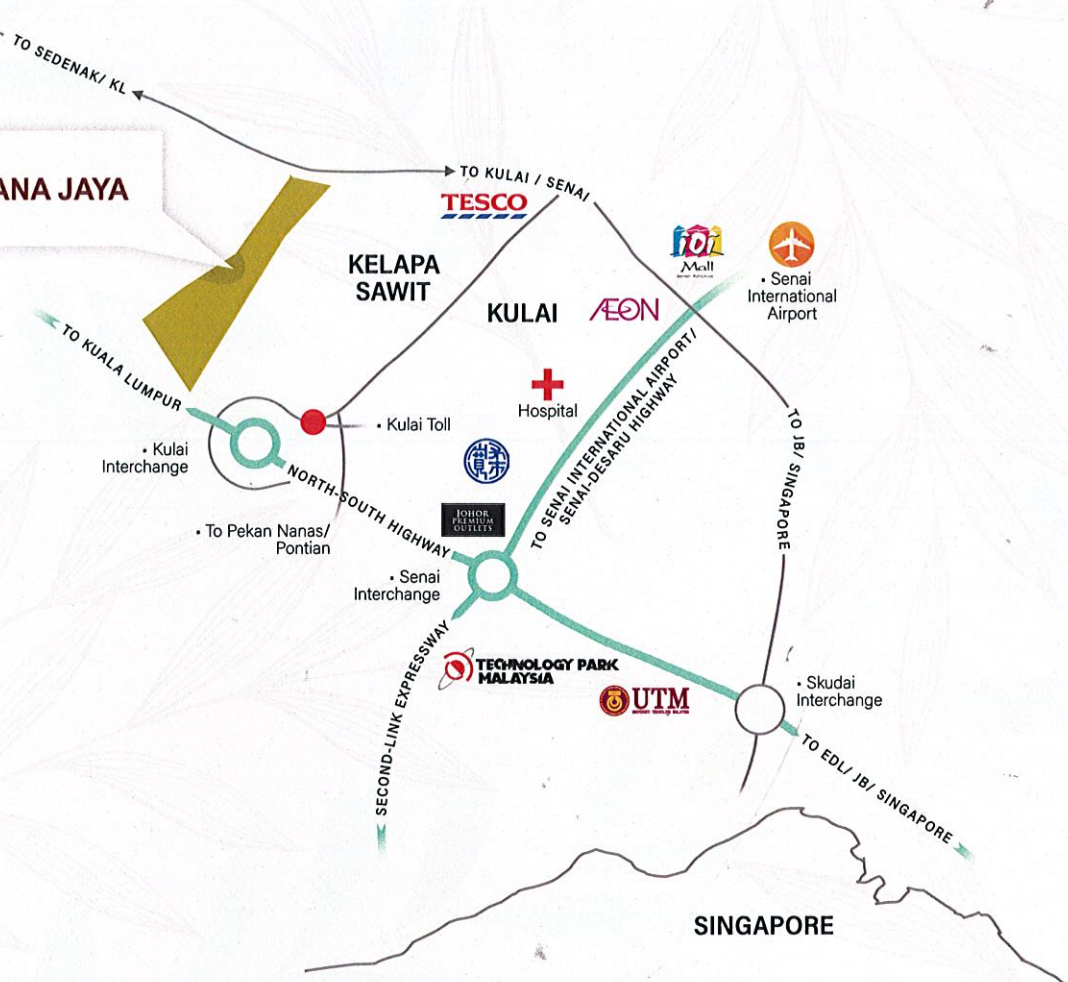




SAUJANA JAYA



EASY ACCESS

- Adjoining Federal Route to Kulai/ JB/ KL
- 9.8km to up-coming Kulai ETS (Electric Train Services) Station (Expected to be completed by October 2021)
Source: www.mot.gov.my/en/lands/rail-transport/plbegib
- 10km to North-South Highway (Kulai/ Sedenak Toll)
- 18.7km to Second-Link Expressway
- 19km to Senai-Desaru Highway

BANKING & FINANCE

- 1km to Maybank, Alliance Bank, Bank Simpanan Nasional

SHOPPING CONVENIENT

- 7.2km to Tesco Hypermarket
- 8.7km to Eonsave Hypermarket
- 13.3km to Aeon Mall Kulai
- 18.5km to Johor Premium Outlet

EDUCATION

- 1km to Sekolah Kebangsaan Polis Kem/ SMK Kelapa Sawit
- 1.8km to SRJK (C) Kelapa Sawit
- 16.6km to Foon Yew High School
- 25km to UTM (Universiti Teknologi Malaysia)
- 29km to Southern University College

交通

- 衔接联邦大道直达古来/ 新山/ 吉隆坡
- 9.8公里至古来双轨电动火车(ETS)站 (工程预计2021年十月竣工)
信息来源: www.mot.gov.my/en/lands/rail-transport/plbegib
- 10公里至南北大道 (古来/ 士年纳收费站)
- 18.7公里至马新第二通道
- 19公里至士乃 - 迪沙鲁大道

银行

- 1公里至马来亚银行, 安联银行, 国家储蓄银行

购物

- 7.2公里至特易购超级市场
- 8.7公里至宜康省霸级市场
- 13.3公里至古来永旺广场
- 18.5公里至柔佛名牌城

教育

- 1公里至加拉巴沙威警营国小/ 加拉巴沙威国民中学
- 1.8公里至四维华小
- 16.6公里至柔佛中学
- 25公里至马来西亚工艺大学
- 29公里至南方大学学院



SAUJANA JAYA



FREESIA

2-STOREY TERRACE HOUSE

双 层 排 楼

A PLACE TO BELONG

ANOTHER PRESTIGIOUS DEVELOPMENT BY:



Developer: **PRECIOUS QUEST SDN. BHD.** (550742-W) Subsidiary of Glomac Bhd (110532-M)

Sales Gallery 销售展示厅:
No. 330, Jalan Scientex 10,
Taman Scientex, 81000 Kulai, Johor.
Tel: +607-662 6160
Fax: +607-662 5161

Operating Hours 营业时间:
Monday ~ Friday : 9:00am ~ 6:00pm
Saturday, Sunday, P.H : 10:00am ~ 6:00pm
星期一至星期五 : 早上9点 ~ 傍晚6点
星期六, 日, 公共假日: 早上10点 ~ 傍晚6点

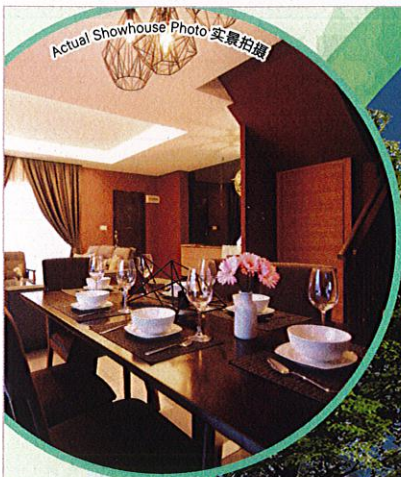
For more informations, please call
欲知更多详情, 请致电至

☎ **07-662 6160**
www.glomac.com.my



Scan for more information

Developer License No: 14226-1/01-2021/01458(L) • Validity Date: 17/01/2020-16/01/2021 • Advertising & Sales Permit No: 14226-1/01-2021/01458(P) • Validity Date: 17/01/2020-16/01/2021 • Land Encumbrances: Ambank Bhd • Approval Authority: Majlis Perbandaran Kulai • Building Plan Approval No: MPKu 4/2-3/2015P • Tenure: Leasehold 99 years • Expiry Date: 25/06/2115 • Total Unit: 110 • Expected Date Of Completion: June 2021 • Selling Price: RM428,800(Min) RM630,100(Max) • Bumiputera Discount: 15% • Disclaimer: The information, perspective and plans contained in this advertisement / leaflet are subject to change and cannot form part of an offer or contract. All renderings are artist's impression only and all measurements are approximate. While every reasonable care has been taken, the developer cannot be held responsible for any inaccuracies. Sekatan-Sekatan Kepentingan: 1. Tanah yang diperuntukkan untuk Bumiputera ini apabila bertukar miliknya kepada seorang Bumiputera/ Syarikat Bumiputera maka tidak boleh kemudian daripada itu dijual, dipajak atau dipindahmilik dengan apa cara sekali pun kepada orang yang bukan Bumiputera/bukan Syarikat Bumiputera tanpa kebenaran Pihak Berkuasa Negeri. 2. Tanah yang terkandung di dalam hakmilik ini tidak boleh dijual atau dipindahmilik dengan apa cara sekalipun kepada Bukan Warganegara/ Syarikat Asing tanpa persetujuan Pihak Berkuasa Negeri.



A GRATIFICATION OF THE SENSES 感官之悦

When the home is nestled amongst the lush greenery of Saujana Jaya, separating play and rest from work is just a fine distinction. It's unlike city living, and yet still close to it.

居住在绿悠悠的家乐园，将娱乐，栖息与工作分开，但却又仅一线之差。它与城市生活不同，但保留了一切便利。

THE PLACE TO LIVE, PLAY & GROW WITH YOUR LOVED ONES

一个让您和所爱的人一起生活，玩乐及成长的新镇

It's a place for love, laughter and sweet memories. Find yourself in the neighbourhood that brings you pleasure with all the comforts of life. A place of refuge from the mad whirl of city life. This is the place where you can create your own personal haven of bliss.

Introducing, Freesia.

一个充满着爱，欢笑和美好回忆的地方。让您生活回到原点，从新体会最简单的快乐。一个让您远离喧哗的城市生活的优质居住环境，也是一个让您能为家人打造幸福家园的地方。

崭新推介，Freesia。

4 Bedrooms
卧室

3 Bathrooms
浴室

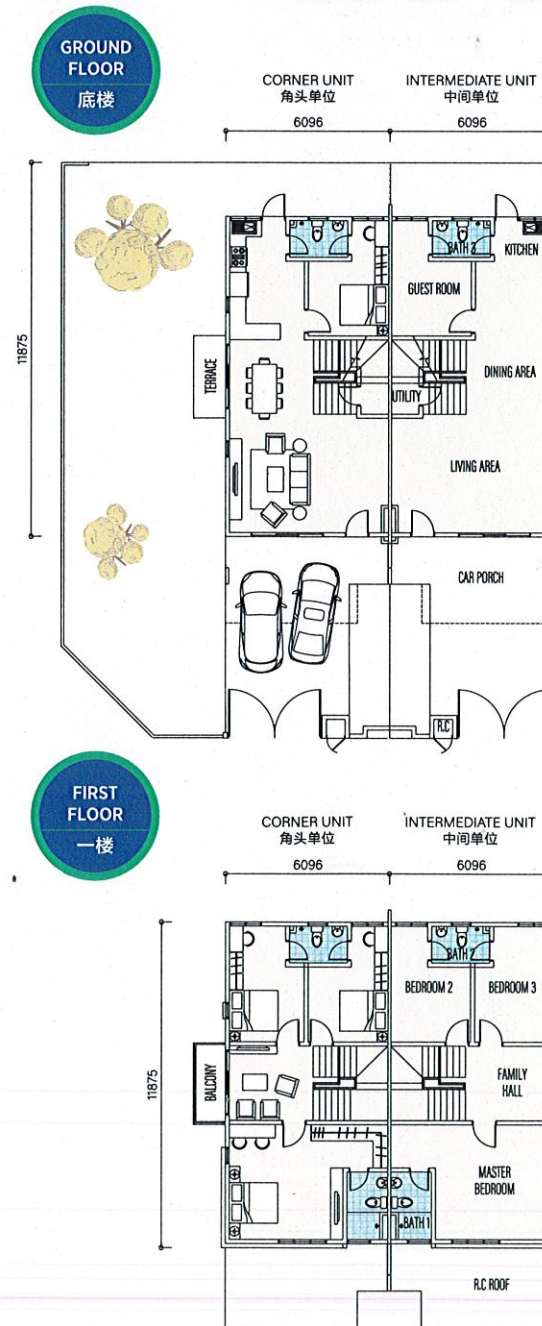
Land Size
土地面积 20'x70'

Built-up Area
建筑面积 1,750 sq.ft.
平方米



PLANNED FOR AN UNRESTRICTED LIFESTYLE 为无约束的生活而打造

FLOOR PLAN | 平面图



SPECIFICATIONS | 建筑规格

Structure	Reinforced concrete framework	结构体	钢筋混凝土框架
Wall	Masonry wall/ reinforced concrete wall	墙壁	砌体墙 / 钢筋混凝土墙
Roof	Concrete roof tiles/ reinforced concrete flat roof	屋顶	混凝土瓦 / 钢筋混凝土平屋顶
Ceiling	Skim coat/ plaster ceiling	天花板	涂层抹灰 / 石膏天花板
Window	Aluminium frame window with clear/ obscured glass	窗户	铝框玻璃 / 蒙砂玻璃窗
Doors	Timber door (entrance door)/ plywood flush door (others)/ aluminium frame sliding door with clear glass (others)	门	实木木门 (大门) / 胶合板平面门 (其他) / 玻璃铝框滑动门 (其他)
Locks	Quality locksets	锁具	优质锁具
Wall Finishes	External: Cement plaster & paint with weather resistant paint Internal: Cement plaster & paint with emulsion paint	墙面修饰	外部: 水泥涂层和耐候漆 内部: 水泥涂层和乳胶漆
Kitchen:	1500mm high ceramic wall tiles	厨房:	1500mm高陶瓷墙砖
Baths:	Ceiling height ceramic wall tiles	浴室:	陶瓷墙砖至天花板高度
Floor Finishes	Concrete imprint: Driveway, car porch Porcelain tiles: Living, dining Ceramic tiles: Family hall, bedrooms, baths, kitchen, staircase, balcony & terrace Cement render: Store, others.	地面修饰	模压混凝土: 车道, 车房 高级瓷质砖: 客厅, 饭厅 陶瓷砖: 家庭室, 卧室, 浴室, 平台, 厨房, 楼梯, 阳台 洋灰地面: 储藏室, 其他。
Sanitary & Plumbing Fittings	Quality sanitary fittings	卫生装置	优质卫生配件
Electrical Installation	Lighting point 18 Power points 13amp 12 Air-con point 1 Ceiling fan point 7 T.V. point 1	电源装置	电灯位 18 13amp电源插座 12 冷气插座 1 吊式风扇电位 7 电视插座 1
Internal Telecommunication Trunking & Cabling	Telephone point 1	内部通讯装置	电话插座 1
Fencing	1500mm high mild steel gate with wall/ mild steel grille (front) 1500mm high chain link gate (rear & others)	围篱	1500mm砖墙铁栅及铁门 (前面) 1500mm篱笆网 (侧边 / 后面)