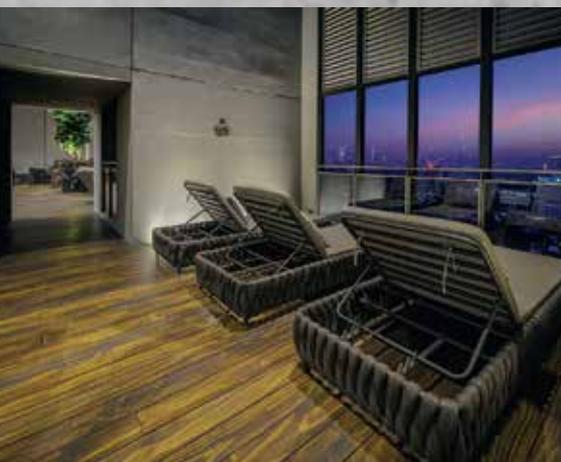
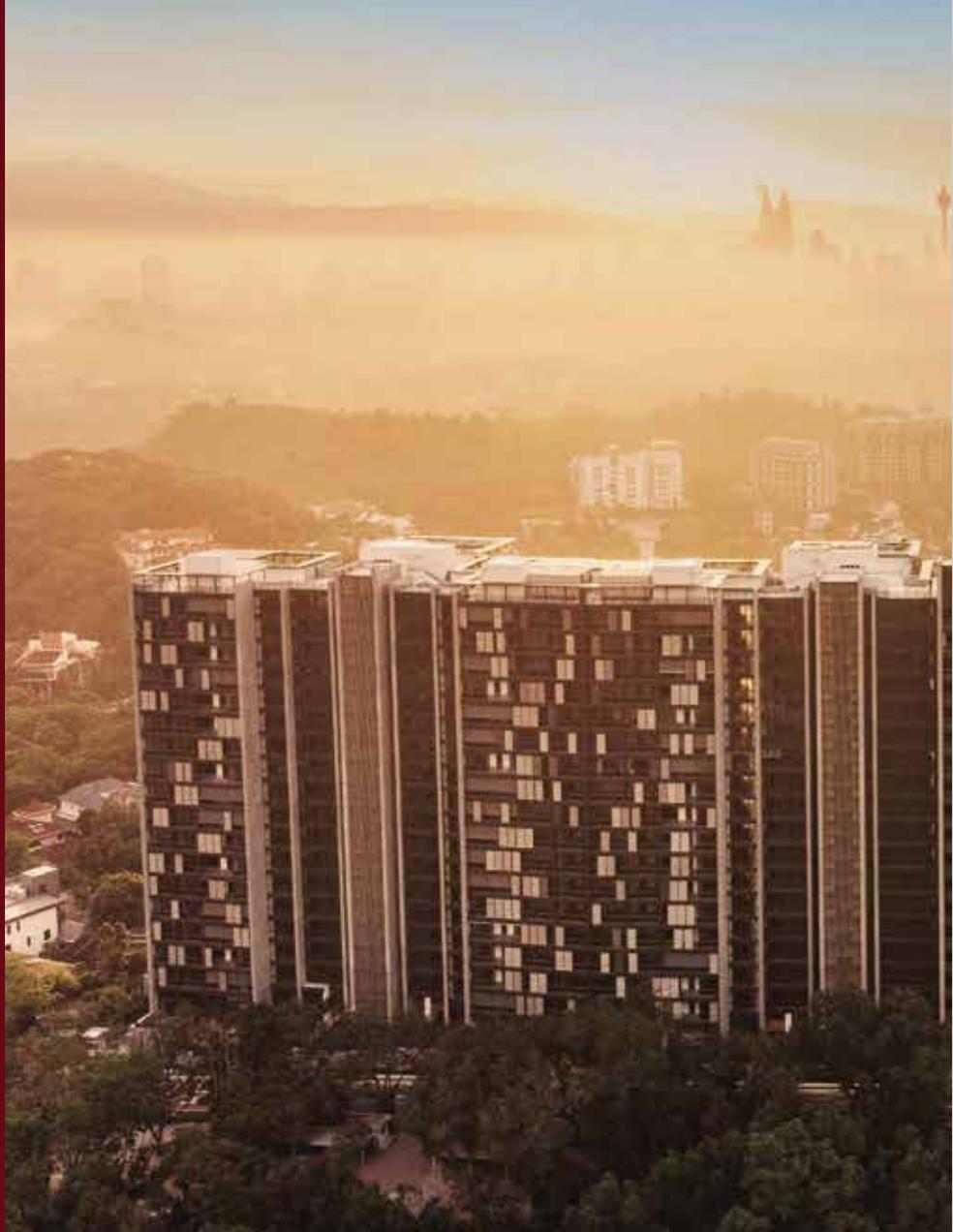


# AIRA

BROCHURE  
2022



WELCOME HOME TO

AIRA  
RESIDENCE

**AIRA Residence** is Selangor Properties's exemplar of luxury living. This low density development is conveniently and prestigiously situated at the top of Jalan Batai in the coveted lands of Damansara Heights. AIRA Residence commands spectacular views of the Kuala Lumpur City Centre skyline, Mont Kiara and Petaling Jaya

Designed by an international award-winning team, AIRA Residence offers everything that an opulent lifestyle represents. Defined by intrigue and exclusivity, AIRA Residence prides itself on being KL's best-kept secret.



## TOWERING DISTINCTION, MAJESTIC ARCHITECTURE

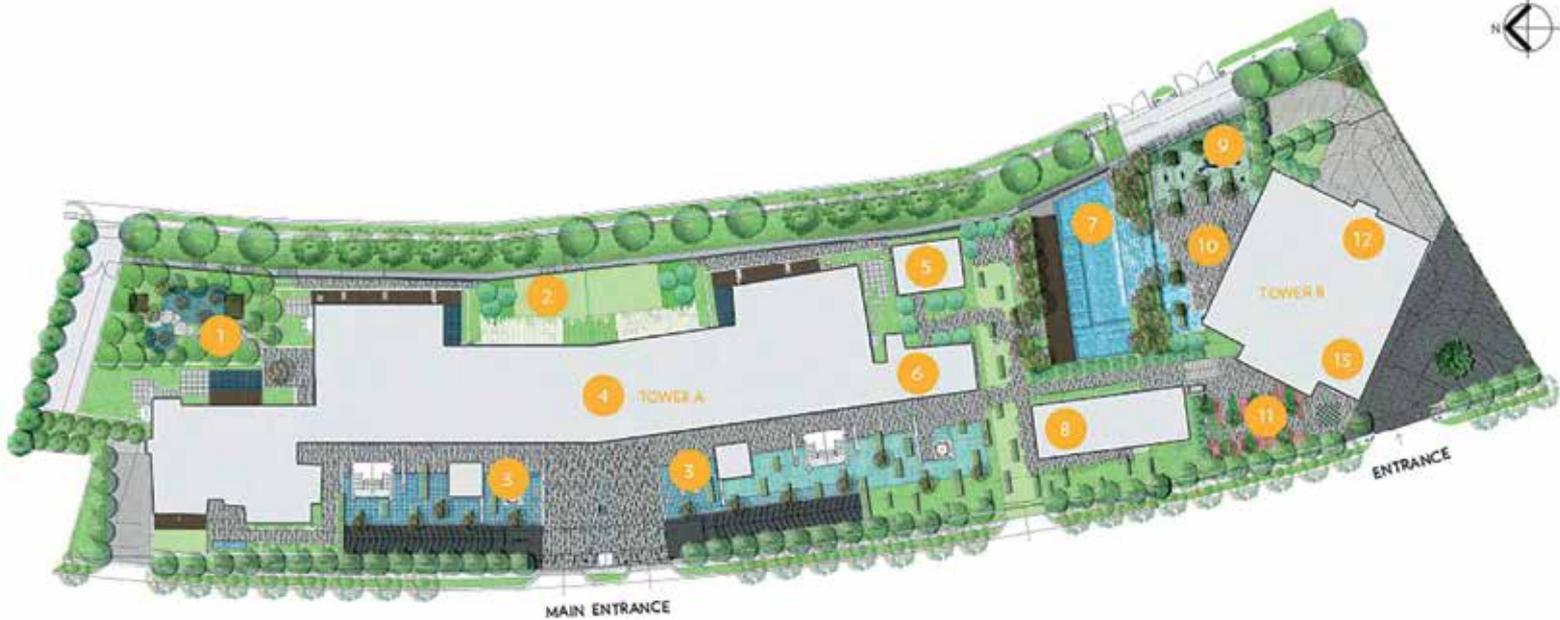
The luxurious condominiums of both Tower A and Tower B represent a rare opportunity to secure a sky home in the prestigious Damansara Heights precinct. With Tower A unit sizes ranging from 2,679 sf to 7,730 sf each spacious apartment befits the opulence of the development. Tower B unit, each at 1,894 sf, offer a more intimate yet still opulent living opportunity.

Three separate Ground Floor units at Tower A come with a private pool and garden. The penthouses come with a private rooftop garden complete with pergola, barbecue pit and jacuzzi.

Each artfully composed home is complemented by a host of features methodically selected to enhance your living experience. This includes an impressive range of the finest fittings, materials and luxury branded appliances.



## COMFORTABLE, ELEGANT AND UNIQUE SPACES AROUND



1. TRANQUILITY GARDEN

2. THE GREEN

3. SURAU

4. THE AIRA RESIDENCE LOUNGE

5. THE POWERHOUSE

6. WELLNESS CENTRE

7. INFINITY POOL

8. THE COTERIE

9. CHILDREN'S PLAYGROUND

10. PLAZA DECK

11. FRANGRANCE GARDEN

12. THE VIEW LOUNGE (17th Flr)

13. THE OFF SIDE LOUNGE ( Grd Flr)

AIRA Residence has been designed for a lifestyle of comfortable elegance both inside and outside the solitude of each private home. Just a few steps from your door, amidst lushly landscaped gardens and walkways, the AIRA Residence podium deck offers places and spaces to suit your everyday wish.

Perhaps an invigorating swim or a moment of serenity, a balance of flora and water

elements. There are spaces for a sunset stroll; to play with your children or grandchildren, or gather friends and family to enjoy indoor sports. There are places to entertain your guests under the stars; to sit and relax in a fragrance garden, to read a book by the pool alongside cascading water terraces; to work out, to enjoy a relaxing massage. Or perhaps you're looking for beautifully designed indoor spaces to conduct a business meeting or just share a coffee with friends. AIRA Residence

offers places that nurture both your health and wellness, and accommodate a host of both personal pleasures and social opportunities.

Simply put, AIRA Residence isn't just a remarkable and luxurious place to come home to. It is meant to enhance every aspect of your lifestyle as well.

AIRA RESIDENCE IS SUPERBLY DESIGNED FOR A LIFESTYLE OF COMFORTABLE ELEGANCE, EVEN OUTSIDE THE SOLITUDE OF EACH PRIVATE HOME.

## OUR DREAM TEAM

**AIRA Residence is a masterpiece orchestrated by three award-winning international designers.**



**Piet Boon**  
INTERIOR DESIGNER

Founded in 1983 by high profile Dutch designer Piet Boon and joined in 1986 by creative director Karin Meyn, Studio Piet Boon is an award-winning international design company renowned for unique craftsmanship, vision and quality. A design philosophy of refined sophistication, sparked by a love for natural materials and signature detailing. Studio Piet Boon has grown into a global luxury lifestyle brand known for functionality, comfort, timelessness and durability.

### **Franklin Po** LANDSCAPE DESIGNER

Founder of Tierra Design, Franklin PO moved from California to Singapore in 1973 and has since elevated his firm to a position of industry leadership. Through his unwavering belief in the integration of landscape and architecture, as well as his intense commitment to advancing the standards and quality of life in Asia, Franklin has transformed the clients perceived landscape architecture and therein enhanced regional standards of landscape design. Engaged by clients in Hong Kong, China, Thailand, Taiwan, Indian, Vietnam, Malaysia and Singapore, Tierra has won numerous awards, including the Singapore President's Design Award 2015 and distinctions for its aesthetic excellence and ability to create environments that speak of harmony and balance.



### **Alen Nikolovski** ARCHITECTURAL DESIGN

Alen Nikolovski is an Executive Principal of AEDAS, one of the world's leading global multi-disciplinary design practices. AEDAS offers an inter-connected global platform that has been internationally acclaimed for its creative excellence. Featuring over 1,400 creative minds with design studios across the globe, AEDAS has created a global platform for creative excellence in architecture. Their portfolio of world-class design solutions include the award winning Le Architecture in Taipei and the world famous Olympia 66 in Dalian.

# THE UNCOMMON COMMON AREA OF AIRA RESIDENCE

**The superb craftsmanship of AIRA Residence extends beyond its apartment and is infused in its recreational and common spaces. The following pages offer an overview of these stunning facilities.**



COMFORTABLE,  
ELEGANT AND  
UNIQUE SPACES  
ABOUND

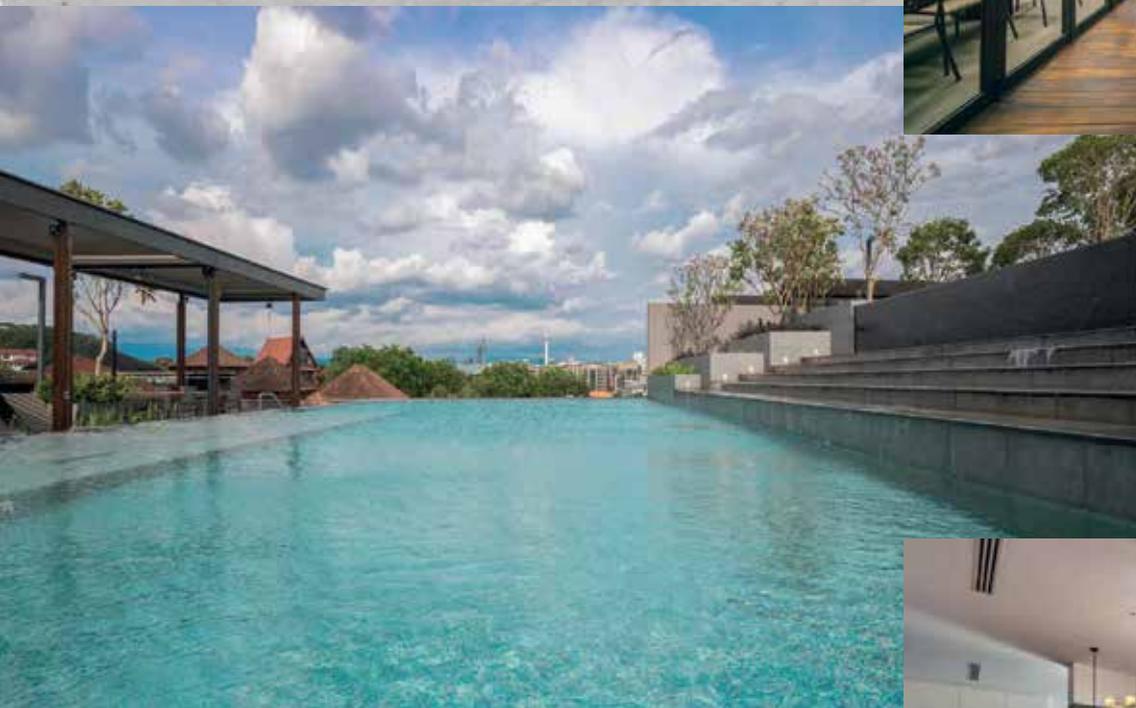


## A COMMON AREA WITH AN UNCOMMON VIEW

Only AIRA Residence residents with their guests have access to The View lounge a top-of-the-world rooftop area for barbecues, parties, quiet drinks or family events and as the name suggests, offering extraordinary views. This magnificent, 360-degree perch located at the top of Tower B is available to residents of both towers.

## CRYSTAL CLEAR WATER MEETS INFINITY

The Infinity Pool is the perfect place to begin or end your day. Jump into its cool, crystal-clear water for a few invigorating laps. Or just calmly curl up to read a good book amidst a terrace garden that merges with the pool. Beautifully created by landscape architect Franklin Po, the central pool area also incorporates an outdoor barbecue space and a children's pool.



## CELEBRATE YOUR VICTORIES AT THE OFF-SIDE LOUNGE

Gather with your friends, family or neighbours and cheer on your favourite team at this sports lounge get-away. The Off-Side Lounge is equipped with widescreen TV's, a refreshment bar and range of indoor games. Beautifully styled by Studio Piet Boon, this creative recreation space is unique to AIRA Residence.

# TOWER A

18 LEVELS OF INSPIRED DESIGN

**The extraordinarily spacious apartments of Tower A offer ten floor plan options. The Type A2 options can be potentially be doubled in size by combining two adjacent units.**

**Evident throughout every unit is the impeccable design finesse of Studio Piet Boon. The following pages offer a sampling.**

## YOUR CHEF-READY DESIGNER KITCHEN

Everything about your AIRA Residence kitchen is created for the most demanding gourmet. Exclusively designed by Studio Piet Boon, both wet and dry kitchens have been styled to meet AIRA Residences luxury standards and feature high quality imported marble floors and island tops.

All dry and wet kitchens feature solid, beautifully finished cabinetry, finger touch movements and the highest quality designer-brand appliances-an all Miele dry kitchen incorporating fridge/freezer, microwave oven, 3 zone burners and exhaust hood. The wet kitchen features hard working De Dietrich products including a 5 head gas burner hob and hood, steam oven, dishwasher, fridge/freezer and oven together with a Brandt clothes washing machine and dryer in the adjoining laundry room.

\*Specification applies to all units except Type C which features all De Dietrich kitchen appliances and Brandt laundry appliances.



## GENEROUS SPACE FOR RELAX, UNWIND OR ENTERTAIN

The central living area at Tower A is not able for its spaciousness, with floor-to-ceiling windows adding light brightness and a strong sense of openness. The unobstructed design allows a myriad of options to create a living environment that reflects individual style and taste.

## SPEND YOUR NIGHTS IN REPLENENT REPOSE

The spacious Tower A Master Bedrooms at AIRA Residence are an ideal beginning and end to every day. The detailing reflects the finishing touches of designer Piet Boon, like his own solid door handles that he designs for the prestigious Formani brand.

## INCOMPARABLE CARE FOR YOUR COUTURE

If you appreciate fashion, you will be delighted by the ample space award your finest couture. Walk in to your Piet Boon-designed wardrobe and choose the perfect outfit for your night out. With wardrobe doors made of solid hardwood and a secure-shut, top quality closure, all the styles you have will be freshly at your fingertips.



## THE PERSONAL PAMPERING OF YOUR EN SUITE BATHROOM

Formani finishings complement the en suite Master Bathroom. Also featured: A wonderfully decadent, Cocoon bath tub, Cocoon Piet Boon rain shower head and Duravit Stark 1 water closet.

# TOWER B

16 LEVELS OF HILLTOP ELEGANCE

**With only 4 units on each level, every Tower B apartment is a corner unit delighting in the cooling hill-top cross-breezes.**

**The elegance of Piet Boon's design touch gives every room a distinctive personality, as impressively see in the following pages.**

## DESIGNED TO DELIGHT, YOUR STUDIO PIET BOON KITCHEN

If gourmet cooking is your passion - to create or merely witness - the AIRA Residence Tower B kitchen is for you, offering well-designed, efficient, functional spaces. This open-plan kitchen ensures everything is within easy reach. The spaciousness creates a place where guests can mingle during social gatherings defining you as the ultimate host.

Add to this quality international branded appliances and your entertaining experience is just a step from culinary perfection.



## A SUNKEN SPACE OFFERING ROOM FOR LUXURIOUS LIVING

This generous space brightens every day with its airy openness and refined design. Whether you're enjoying family get-togethers or entertaining guests, the Tower B Living Room is designed to cater, offering visual and physical connectivity to its neighbouring spaces. The full-width living room and associated floor-to-ceiling balcony, provides idyllic views of the Kuala Lumpur City Centre skyline or Mont Kiara/Petaling Jaya.



## AN INDULGENT WARDROBE & EN SUITE BATH

Your personal pampering time is truly indulgent in this spacious wardrobe area and luxuriously appointed en suite bathroom. It's a tasteful and well-planned space with convenience and demand for quality in mind. Exceptional wardrobe finishes like solid hardwood doors and secure-shut premium closures coupled with premium Formani bathroom finishings complete Piet Boon's design vision.



## RELAX & RECUPERATE IN A MASTERFULLY DESIGNED BEDROOM

Another impressive example of calm creativity from the master himself, Piet Boon. His spatial design philosophy is evident in every detail, summoning a perfect combination of form and function. Top-quality, signature finishing touches include Piet Boon-designed Formani Brand fittings.

# AIRA

RESIDENCE

[www.airaresidence.com](http://www.airaresidence.com)