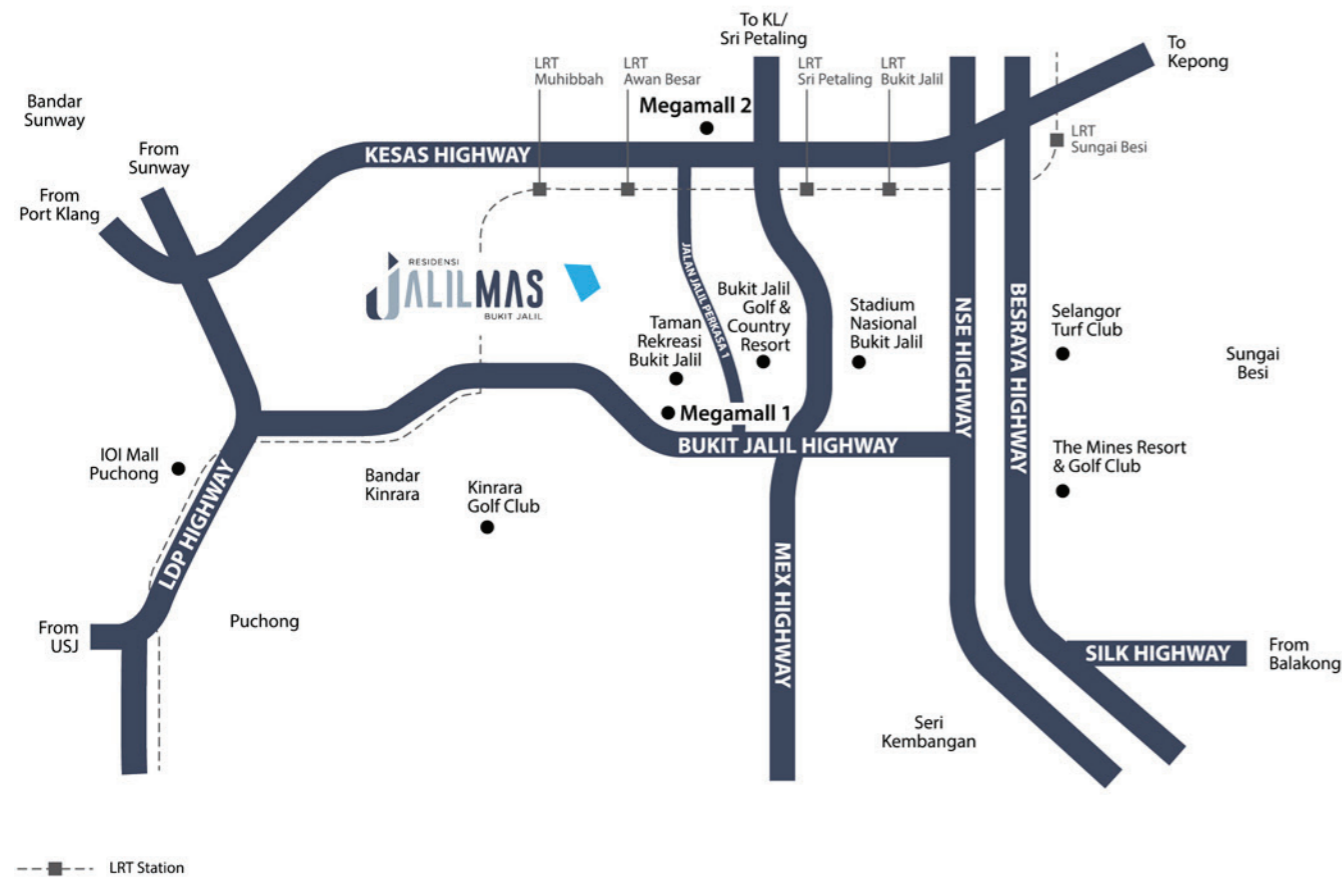




## ► Affordable Urban Living

### Location Map



at  
**RM 198,000**  
 Including 1 Covered Car Park

- Affordable
- Comfortable
- Convenient



Associate / Developer:  
**SINERJUTA SDN. BHD.** (11013408-T)  
 Lot 33545, Batu 5, Jalan Klang Lama,  
 58000 Kuala Lumpur.

**+603-7989 9888**  
 F: +603-7972 0888 E: info@sinerjuta.com

RESIDENSI JALILMAS • 14028-4/09-2016/02427(L) • Validity Period: 07/10/2016 – 06/10/2018 • Expected of Completion: DEC 2020 (48 months) • Approval Authority: Dewan Bandaraya Kuala Lumpur • Building Plan Approval No.: BP S3 OSC 2016 0269 • Sales Permit No.: 14028-4/09-2016/02427(P) • Validity Period: 07/10/2016 – 06/10/2018 • Tenure of Land: 99 years Leasehold (8 SEPT 2115) • Restriction-in-Interest: This land cannot be transferred, pledged, or charged without consent from Jawatan Kuasa Kerja Tanah W.P. • Encumbrances: Maybank • Type of Residential: Apartment • Total No. of Units: 1050 units (Type A - 800 sqft) • No. of Level : 39-storey • Selling Price: Type A - (min/max: RM198,000.00) • Developed by : SINERJUTA SDN. BHD.

**RESIDENSI JALILMAS** is built in line with the government's initiative to provide urbanites with affordable homes, offering unparalleled comfort and convenience to those who are entitled by the Rumah Mampu Milik Wilayah Persekutuan (RUMAWIP) scheme.

Nestled in Bukit Jalil, and surrounded by comprehensive amenities and transportation options such as Lebuhraya Shah Alam and Muhibbah LRT, **RESIDENSI JALILMAS** is a humble, affordable abode where you and your loved ones may live freely and joyously.



## TYPE A | Built-up Area 800 sqft 3 Bedrooms & 2 Bathrooms



### Specifications

#### STRUCTURE

Reinforced Concrete Framework

#### WALL

Reinforced Concrete Wall /  
Brick Walls

#### ROOFING

Reinforced Concrete Flat Roof /  
Metal Roof

#### CEILING

Skim Coat and Paint /  
Ceiling Board

#### SANITARY WARES AND FITTINGS

	Bath 1	Bath 2	Kitchen	Yard
Water Closet	1	1	-	-
Bidet Tap	1	1	-	-
Wash Basin	1	1	-	-
Basin Tap	1	1	-	-
Shower Head	1	1	-	-
Kitchen Sink	-	-	1	-
Kitchen Sink Tap	-	-	1	-
Yard Tap	-	-	-	1

#### IRONMONGERY

Quality Lockset

#### WINDOWS

Aluminium Casement /  
Top Hung / Adjustable Louvres

#### DOORS

Main Entrance - Solid Timber Door  
Bedrooms - Timber Flushed Door  
Bathrooms - Timber Flushed Door  
Balcony - Aluminum Sliding Door

#### WALL FINISHES (Internal)

Living / Dining / Bedrooms  
- Skim Coat / Plaster and Paint  
Bathrooms  
- Ceramic Tiles to 1500mm Height  
Kitchen  
- Ceramic Tiles to 1500mm Height /  
Plaster and Paint

#### WALL FINISHES (External)

Plaster and Paint

#### ELECTRICAL INSTALLATION

Lighting Point	10 nos
Ceiling Fan Point	3 nos
13A Switch Socket Outlet AFFL	8 nos
Water Heater Point	2 nos
Water Heater Switch c/w Pilot Light	2 nos
5A One Way Switch	13 nos
Fiber wall Switch Point	1 nos
Distribution Board	1 nos
SMATV point	1 nos

### Facilities

#### 24-Hour Security

Let optimism and peace of mind thrive in your life, as you live under the guard of our 24-hour security.

#### Nursery

Rest easy as your children learn and have fun in our nursery.

#### Multipurpose Hall

Celebrate the finer moments of life – birthdays, full moons, and festivities – in our comprehensive multipurpose hall.

#### Recreation Area

Kick back and savour all the goodness life has to offer in a relaxing, encouraging environment.

#### Kiosks

Need to buy some essentials or get a quick pick-me-up? We have you covered.

