



RESIDENSI TEPIAN TASIK



RM300,000



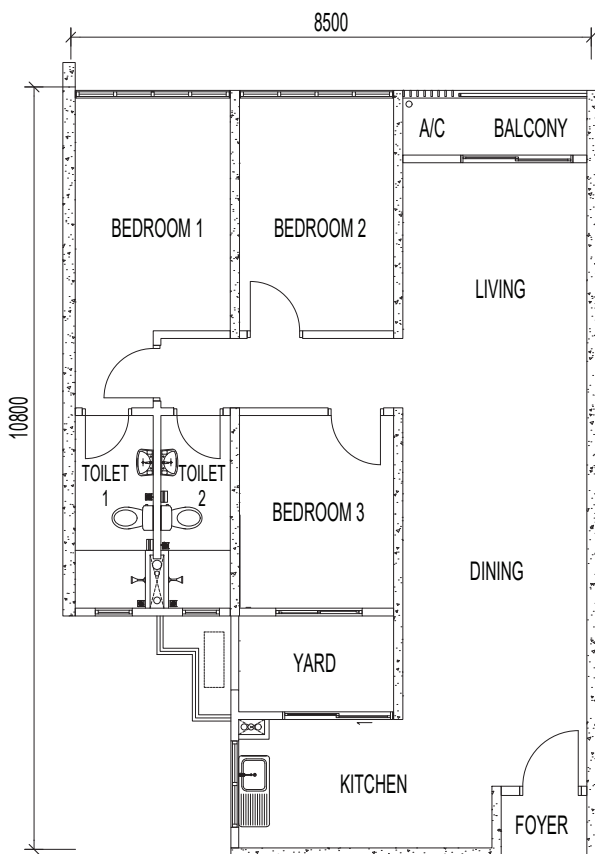
FOR FURTHER INQUIRIES



012-9385638



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UNIT SPECIFICATION - TYPE B

STRUCTURE	: REINFORCED CONCRETE
WALL	: REINFORCED CONCRETE / BRICKWALL WHERE APPLICABLE
ROOF	: GENERALLY REINFORCED CONCRETE FLAT ROOF / METAL DECK
CEILING	: SKIM COAT AND PAINT/CEILING BOARD WHERE APPLICABLE
WINDOWS	: ALUMINUM FRAME GLASS WINDOW
DOORS	: FIRE RATED DOOR / FLUSH DOOR / ALUMINIUM FRAME SLIDING GLASS DOOR
IRONMONGERY	: QUALITY LOCKSETS

WALL FINISHES

INTERNAL	: GENERALLY SKIM COAT AND PAINT
KITCHEN	: 2.1M HEIGHT SELECTED TILES / SKIM COAT
BATH	: SELECTED TILES UP TO CEILING HEIGHT

FLOOR FINISHES

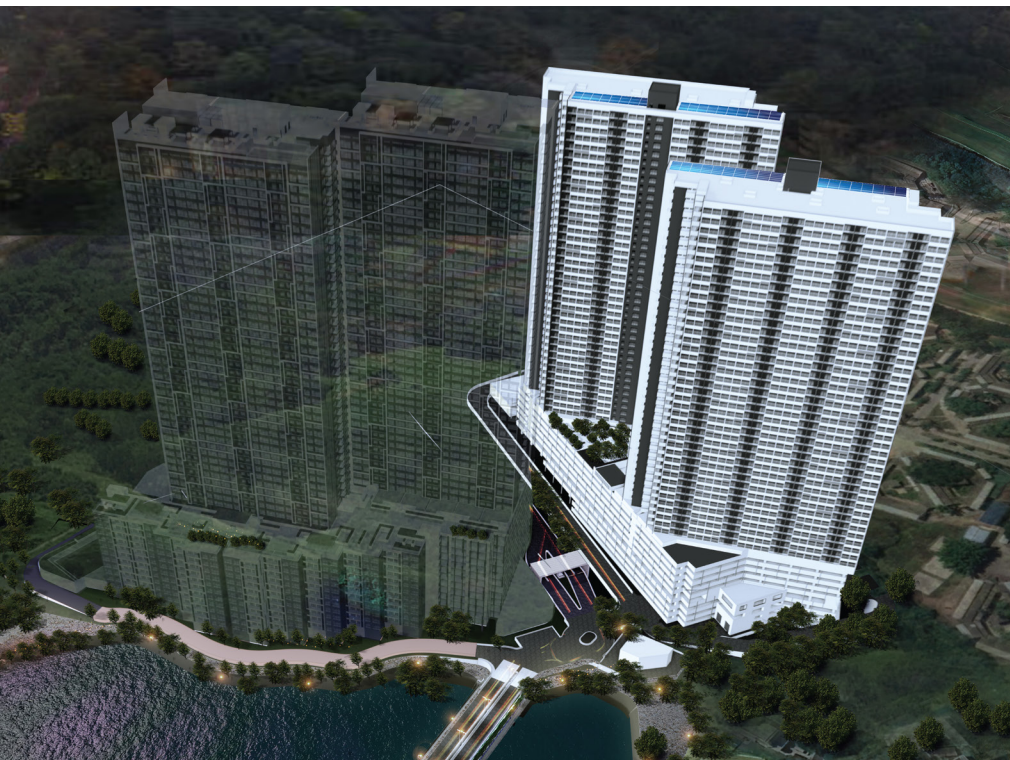
LIVING / DINING / KITCHEN	: TILES
BATHROOMS	: TILES
BEDROOMS	: TILES
BALCONY	: TILES
YARD	: TILES
AIR-COND LEDGE	: CEMENT RENDER

ELECTRICAL INSTALLATION

LIGHTING POINT	: 14
FAN POINT	: 5
13A POWER POINT	: 13
FIBER WALL SOCKET	: 1
MATV POINT	: 1
WATER HEATER POINT	: 2
AIR-COND POINT	: 4
DOOR BELL POINT	: 1

SANITARY WARES & FITTINGS

WASH BASIN & FAUCET	: 2
WATER CLOSET	: 2
HAND BIDET SET	: 2
KITCHEN SINK & TAP	: 1
BIB TAP	: 1



SCAN TO VIEW LOCATION



WAZE



GOOGLE

• Residensi Tepian Tasik • Developer's License: 31247/12-2030/0303(N) • Validity: 04/12/2025 until 03/12/2030 • Advertising Permit No.: 31247-1/01-2029/0063(N)-(S) • Validity: 27/01/2026 until 26/01/2029 • Developer: Astana Setia & Euro Saga Sdn Bhd • Land Tenure: Leasehold (99-year lease term ends on 20/11/2124) • Restriction-In-Interest: (1.) Residensi Wilayah/ RUMAWIP (i.) Tanah ini tidak boleh dipindahmilik, dipajak atau digadai tanpa kebenaran Jawatankuasa Kerja Tanah Wilayah Persekutuan Kuala Lumpur; dan (ii.) Unit-unit Residensi Wilayah/ RUMAWIP tidak boleh dipindahmilik dalam tempoh 10 tahun dari Tarikh perjanjian jual beli ditandatangani oleh pembeli pertamanya. (2.) Rumah Mampu Milik Pangsapuri Penjawat Awam Malaysia/ PPAM (i.) Tanah ini tidak boleh dipindahmilik, dipajak atau digadai tanpa kebenaran Jawatankuasa Kerja Tanah Wilayah Persekutuan Kuala Lumpur; dan (ii.) Unit-unit Rumah Mampu Milik Pangsapuri Penjawat Awam Malaysia/ PPAM tidak boleh dipindahmilik dalam tempoh 10 tahun dari tarikh perjanjian jual beli ditandatangani oleh pembeli pertamanya. • Land Encumbrances: Nil • Approval Authority: Dewan Bandaraya Kuala Lumpur • Approval No.: DBKL.JKB.BP S2 OSC 2024 1305 (28) • Expected Date of Completion: December 2028 • Total Units: 1186 (RUMAWIP: 593/ PPAM: 593) • No. of Carpark: 1 • Selling Price: RM300,000.00(min.) – RM300,000.00(max.)

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