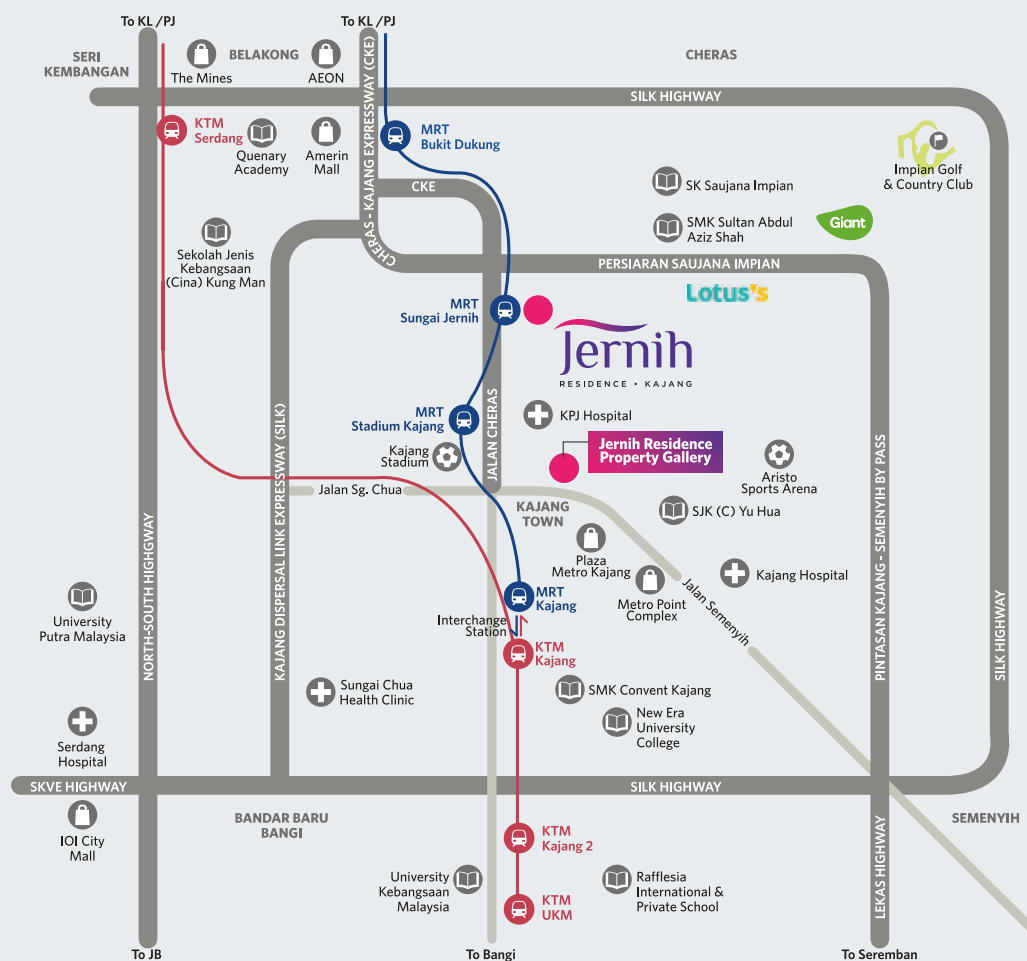


Doorstep to Sungai Jernih MRT Station (50m)



Developer: Daksiina Harta Sdn Bhd (915269-T) • Address: Lobby Level, Menara Sunway, Jalan Lagoon Timur, Bandar Sunway, 47500 Selangor Darul Ehsan, Malaysia • Developer's License No.: 30008/02-2027/0007(A) • Validity Period: 01/03/2022-08/02/2027 • Advertisement & Sales Permit No.: 30008-1/06-2026/0454(R)-S • Validity Period: 10/06/2022 - 09/06/2026 • Authority Approval Building Plan: Majlis Perbandaran Klang • Building Plan No.: MP/KJ/JSC/A12/1/15-2021 • Land Encumbrance: Ambank (M) Berhad - Land Tenure: Freehold • Expected Date of Completion: July 2026 • Type of Property: Serviced Apartment • Total No. of Units: 1,605 units • Block A: 889 units • Block B: 716 Units • Balance Unit Block A: 214 Units • Balance Unit Block B: 243 Units • Built-up Area: 550 sqft. - 850 sqft. • Selling Price (Minimum): RM270,000 • Selling Price (Maximum): RM678,750 • Bumiputera Discount: 10% • The information contained in this advertisement is subject to change and cannot form part of an offer or contract. All renderings are artist's impressions only. All measurements are approximate. While every reasonable care has been taken in preparing this advertisement, the developer cannot be held responsible for any inaccuracies. All of the above items are subject to variations, modifications and substitutions as may be required by the Authorities or recommended by the Architect or Engineer • THE ADVERTISEMENT HAS BEEN APPROVED BY JABATAN PERUMAHAN NEGARA, MAKLUMAT PEMAJUAN BOLEH DISEMAK DI PORTAL TEDUH,KPKT.GOV.MY



A VIBRANT CONVENIENT LIVING AWAITS  
DIRECT LINK TO MRT STATION



Cheras      CKE Highway      SK & SMK Saujana Impian      Masjid Saujana Impian      Lotus's Kajang      Sungai Jernih MRT Station      KPJ Hospital      Kajang Plaza Medical Centre      Kajang Town      Stadium Kajang





# COMPREHENSIVE RESORT LIFESTYLE FACILITIES



FOR YOUR ACTIVE LIFESTYLE



**KID'S POOL**  
Make a splash for a fun day out with the whole family



**HALF-BASKETBALL COURT**  
Multifunctional outdoor space for basketball enthusiasts



FOR YOUR LEISURE



**PARTY PAVILION**  
Lively space for social gatherings



**BBQ TERRACE**  
Host a BBQ party for entertaining social gatherings



# A VIBRANT CONVENIENT LIVING AWAITS

## DIRECT LINK TO MRT STATION

Designed with a standard for a vibrant lifestyle, Jernih Residence is strategically located within the heart of Kajang. Developed with a goal to spark the revival of a prime 5.28-acre land, this exciting freehold transit-oriented development (TOD) is cultivated to be a home where your story begins.



### FREEHOLD DEVELOPMENT

Tallest High-Rise Landmark in Kajang



### DIRECT LINK TO SUNGAI JERNIH MRT STATION (50M)

TOD Connectivity for Daily Convenience



### RETAIL CONVENIENCE

Shopping and Dining Conveniences at Your Doorstep



### RESORT LIFESTYLE FACILITIES

Bask in a Wide Range of Amenities



### FUNCTIONAL LAYOUTS

Various Layouts for Practical & Comfortable Living



### MULTI-TIERED SECURITY

Comprehensive 24/7 Security for Added Peace of Mind



### GREENRE CERTIFIED DEVELOPMENT

Promoting Sustainability for Better Health and Well-Being



### STRATEGIC ACCESSIBILITY

Travel with Ease, Linked to Major Highways



### MATURED NEIGHBOURHOOD

Enjoy the Possibilities of Getting Everything You Need





DISCOVER THE JOY OF  
BALANCED LIVING



CONNECTIVITY

Doorstep to Sungai Jernih MRT Station (50m)



CONVENIENCE

Retail Convenience Right At Your Doorstep



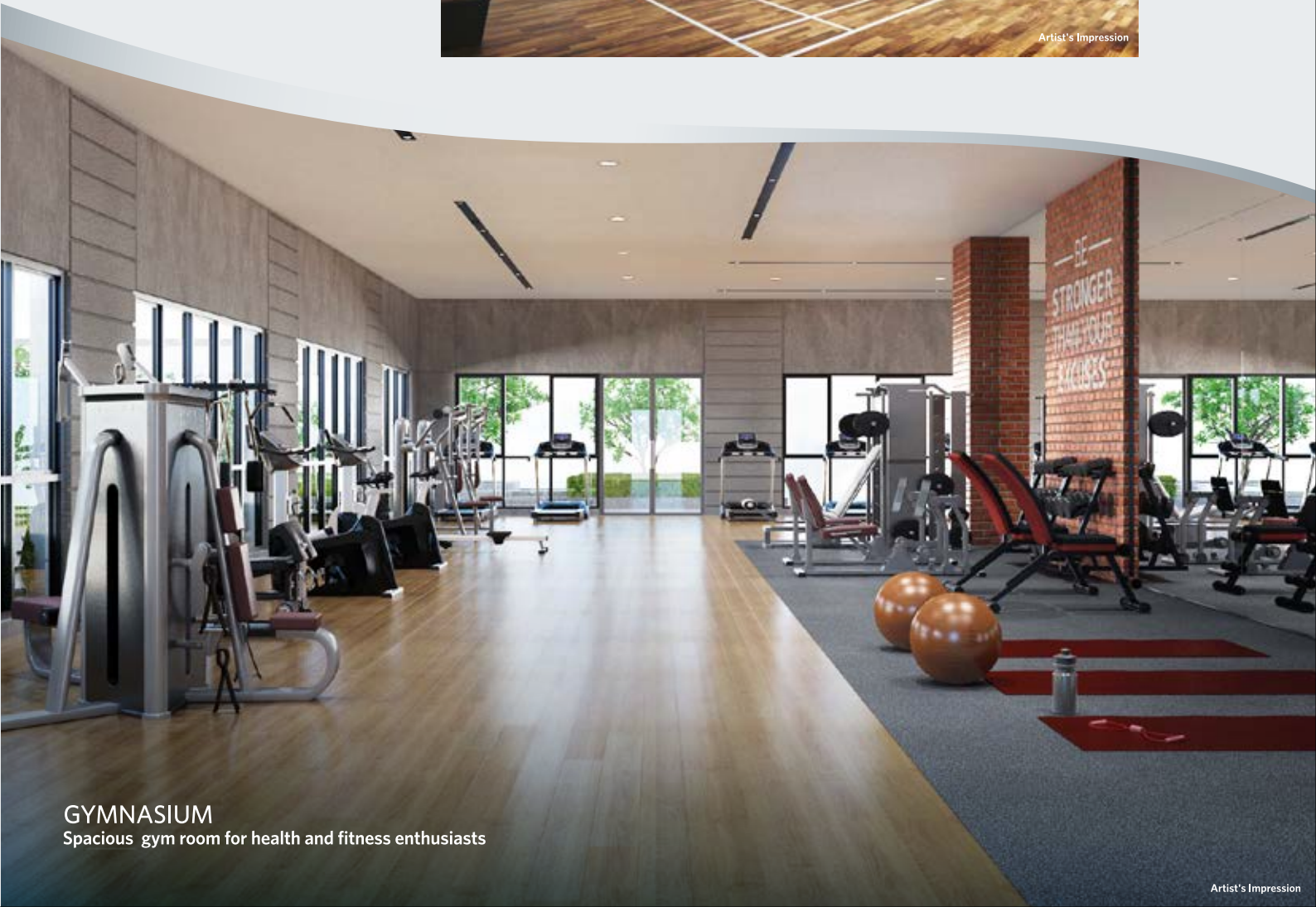
COMFORTABLE LIVING

Modern & Practical Layouts For Delightful Living



LOBBY  
Experience the comfort of the lobby,  
an exclusive designated area  
where you can warmly welcome your guests.

MULTI-PURPOSE HALL /  
BADMINTON COURT  
A designated space to  
accommodate events or activities



GYMNASIUM  
Spacious gym room for health and fitness enthusiasts



# EXPERIENCE THE JOY OF BALANCED LIVING

Jernih Residence is designed with an integrated and comprehensive master plan, complete with a strategic vision to encapsulate an iconic landmark in Kajang. Enjoy a wide range of lifestyle facilities for all ages and interests that will redefine your daily routine.

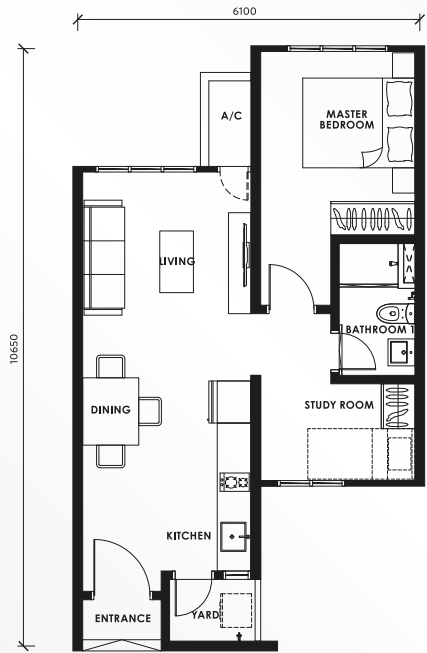


## FACILITIES PODIUM @LEVEL 10

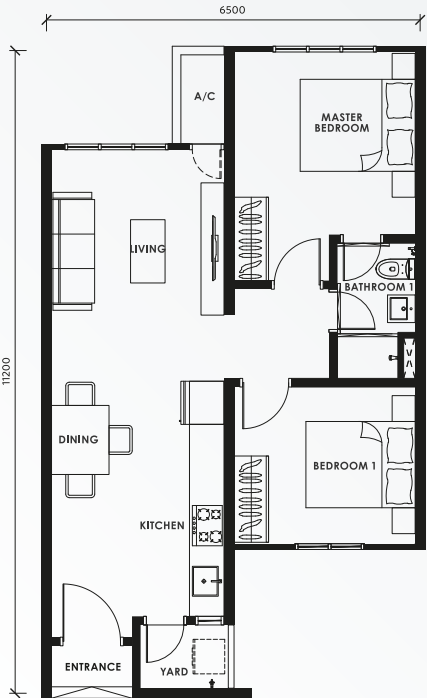
- |                           |                                          |                          |
|---------------------------|------------------------------------------|--------------------------|
| 1 30m-Long Infinity Pool  | 10 Party Pavilion                        | 19 Kid's Playground      |
| 2 Outdoor Jacuzzi         | 11 Jogging Path                          | 20 Exercise Station      |
| 3 Lounger Pavilion        | 12 Multipurpose Hall/<br>Badminton Court | 21 BBQ Terrace           |
| 4 Pool Deck               | 13 Multipurpose Deck                     | 22 Yoga / Tai Chi Garden |
| 5 Outdoor Shower          | 14 Herbs Garden                          | 23 Party Deck            |
| 6 Kid's Pool              | 15 Function Lawn                         | 24 Gymnasium             |
| 7 Kid's Pool Slide        | 16 Outdoor Seating Niche                 | 25 Covered Walkway       |
| 8 Shallow Water Play Deck | 17 Half-Basketball Court                 | 26 Restroom              |
| 9 Kid's Fun Deck          | 18 Games Court Area                      | 27 Surau                 |

## FLOOR PLAN

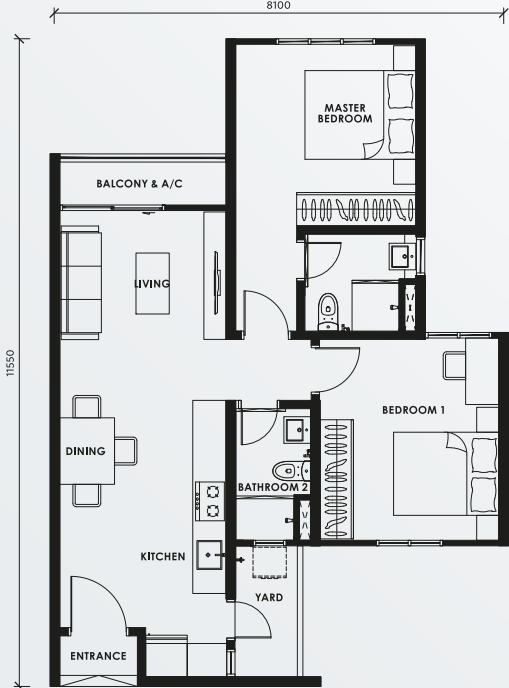
TYPE A  
550 SQ.FT  
1+1 BEDROOMS | 1 BATHROOM



TYPE B  
650 SQ.FT  
2 BEDROOMS | 1 BATHROOM



TYPE C  
750 SQ.FT  
2 BEDROOMS | 2 BATHROOMS



TYPE D  
850 SQ.FT  
3 BEDROOMS | 2 BATHROOMS

