



Artist's Impression



TRULY
PEACEFUL *Living*



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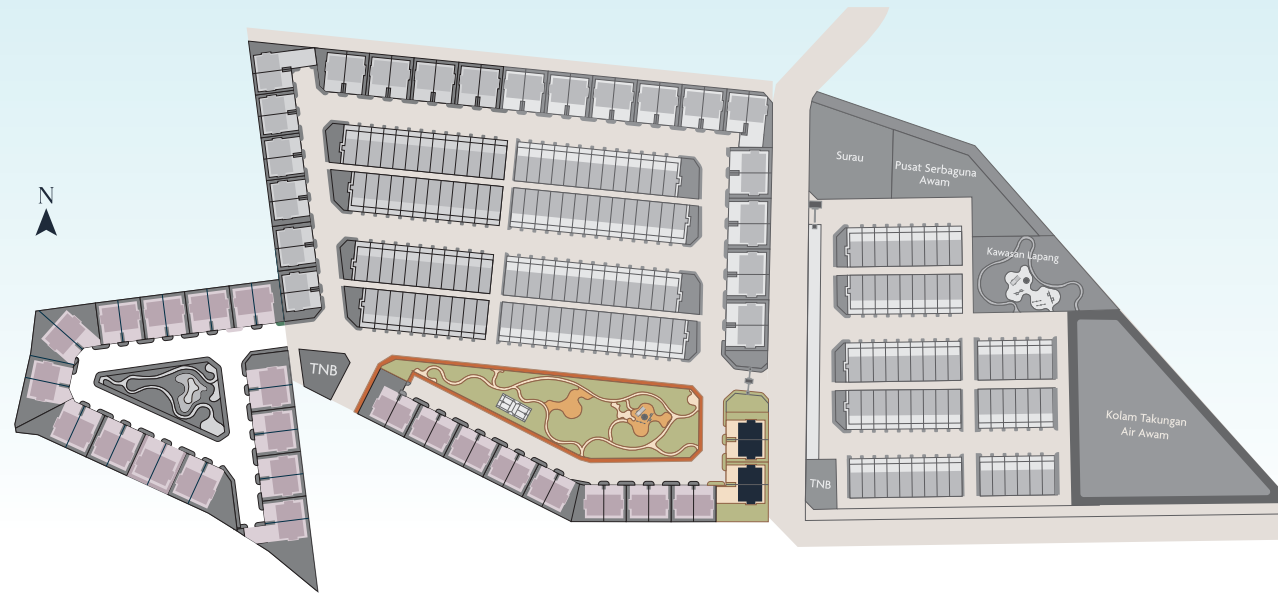
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Pemaju: OBI Properties (PRV) Sdn Bhd 1085936-T | No. Lesen Developer: 19355/04-2026/0768R | Tempoh Sah: 10/04/2023 sehingga 09/04/2026 | No. Permit Bina: 19355-4/09-2025/1084NI-11 | Tempoh Sah: 26/09/2023 - 25/09/2025 | Jenis Hakmilik: Hak Milik Kekal | Pihak Berkuasa Yang Meluluskan Pelan Bangunan: Majlis Perbandaran Sepang | No Rujukan MPSPeng: 600-34/3/61009 | Jenis Rumah: Rumah Berkembar Dua Tingkat | Jenis C | Bilangan Unit: 28 unit | Harga: RM 1,495,109.00 (min) - RM 3,377,160.00 (max) | Tarikh Jangka Sep: Sep 2023 | Bebanan: Tiada

TYPE G
PARK HOMES

FLOOR PLAN

SITE PLAN

- DOUBLE STOREY SEMI-D (40' X 75') - TYPE G
- COMPLETED
- UNDER CONSTRUCTION



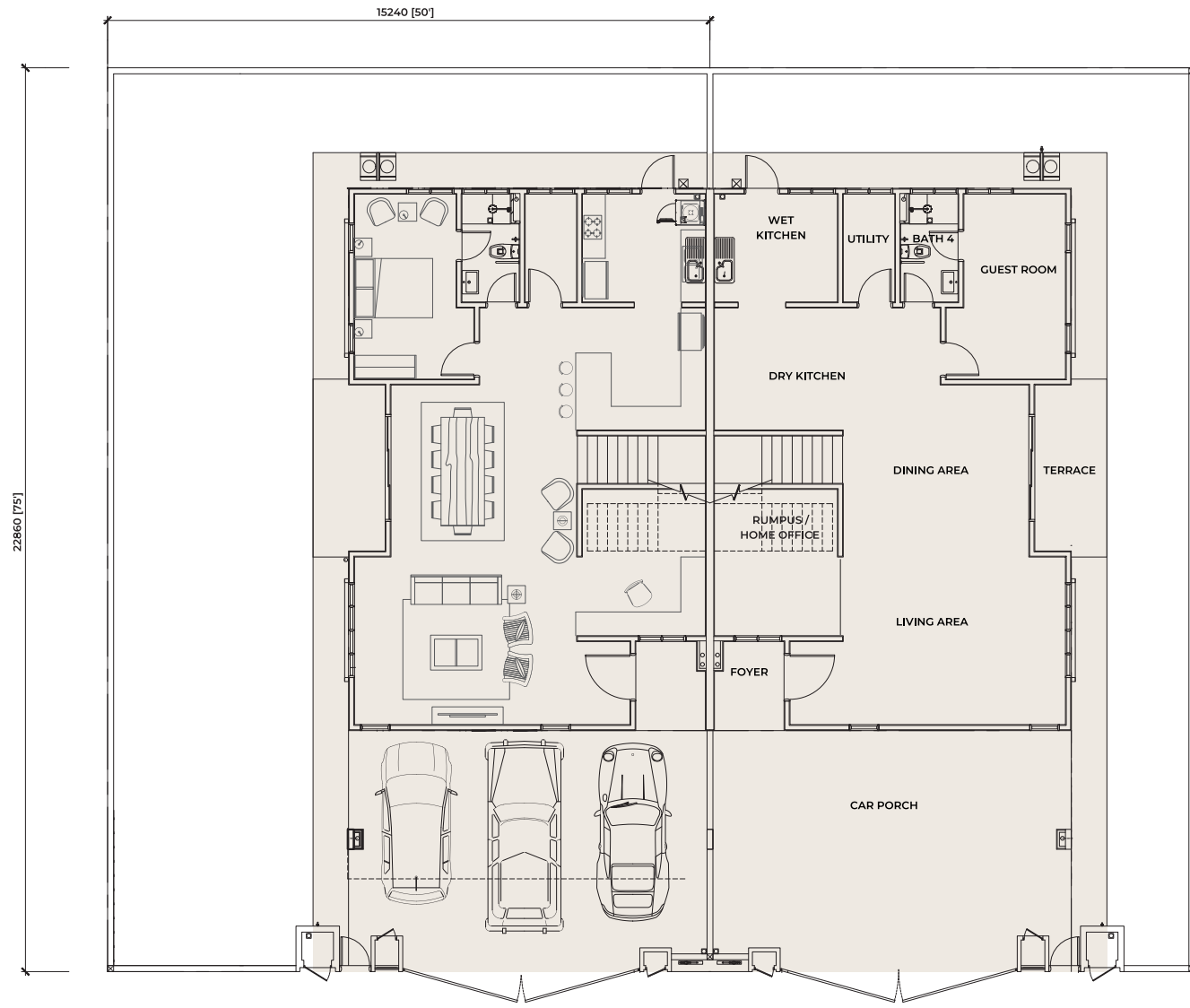
Scan For Location Map



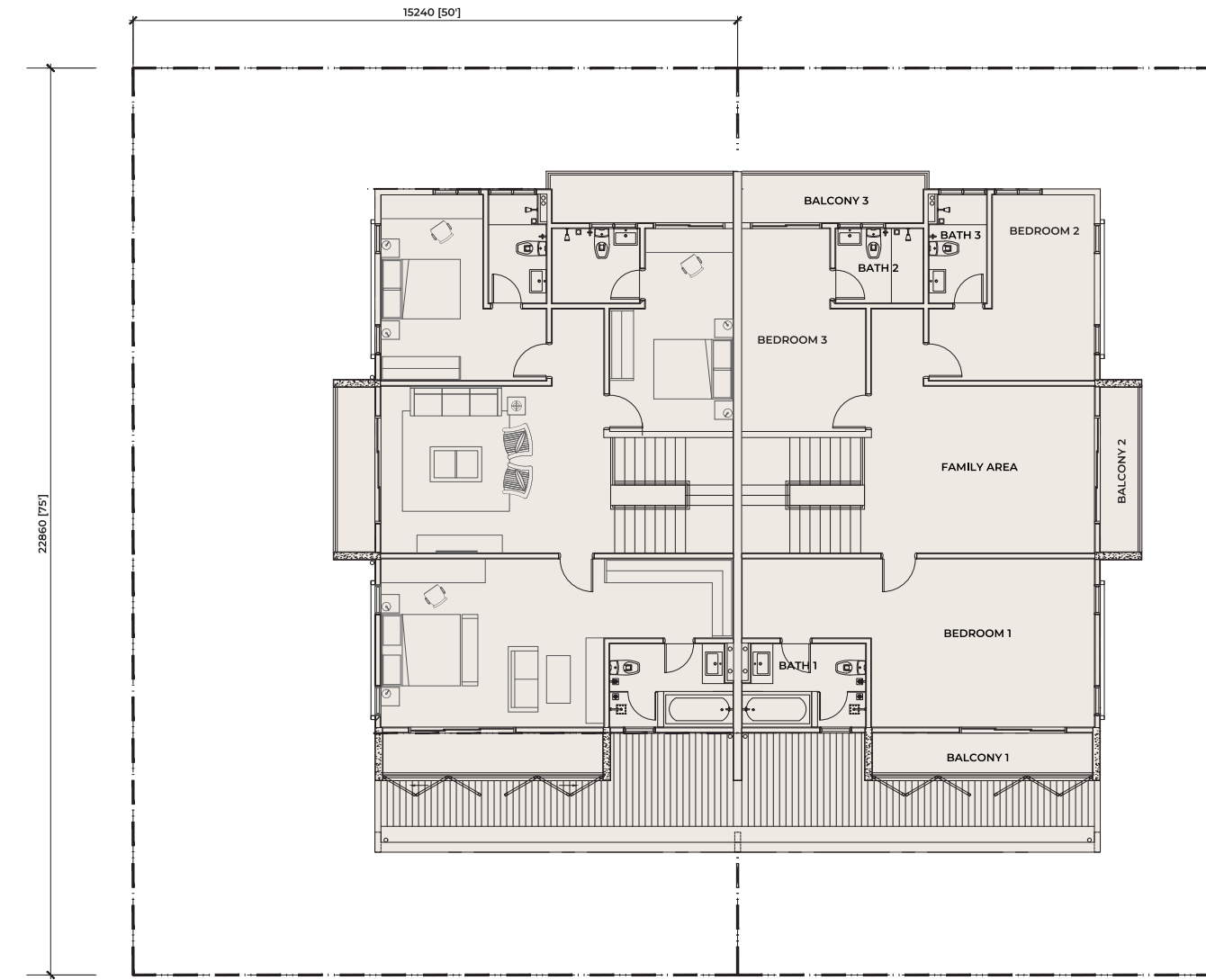
Artist's Impression

DOUBLE STOREY SEMI-D 40' x 75'

-  4 BEDROOMS
-  4 BATHROOMS
-  SOLAR & EV CHARGING POINT*
-  BUILT-UP AREA 3,261 SQ.FT.
-  CAR PORCH FIT UP TO 2 CARS
-  PARCEL BOX**
-  AUTO GATE SYSTEM
-  RAINWATER HARVESTING



GROUND FLOOR



FIRST FLOOR

*Only the points are included, not the device itself
**Not all units are eligible for a parcel box

SPECIFICATIONS DOUBLE STOREY SEMI-D 40' X 75'

STRUCTURE		- Reinforced Concrete Framework
CEILING		- Plaster Ceiling & Paint / Skim Coat & Paint
WALL		- Brick Wall
ROOFING		- Roof Tiles / Metal Deck
FLOOR FINISHES	Living Area	- Floor Tiles
	Dining Area / Kitchen	- Floor Tiles
	Bedrooms	- Floor Tiles
	Bathrooms	- Floor Tiles
	Family Area	- Floor Tiles
	Balcony	- Floor Tiles
	Staircase	- Floor Tiles
	Refuse Chamber	- Floor Tiles
	Utility	- Floor Tiles
	Car Porch	- Concrete Imprint
	Others	- Cement Render
WINDOWS		- Aluminum Framed Window
DOORS		- Aluminum Framed Sliding Door / Flush Door
LOCKSETS		- Locksets for all doors
WALL FINISHES	Bathrooms	- Wall Tiles
	Kitchen	- Wall Tiles / Plaster and Paint
	Others	- Plaster and Paint
PLUMBING AND SANITARY	Water Closet	- 4 nos
	Wash Basin with Tap	- 4 nos
	Shower Head	- 4 nos
	Long Bath	- 1 nos
	Sink	- 1 nos
ELECTRICAL INSTALLATION	Lighting Point	- 28 nos
	Power Point	- 25 nos
	Fiber Wall Socket Point	- 1 nos
	Air Cond Point	- 5 nos
	Door Bell Point	- 1 nos
	Ceiling Fan Point	- 8 nos
	Solar Water Heater Point	- 1 nos
	Booster Wanter	- 1 nos
	Auto Gate Point	- 1 nos
	EV Charging Point	- 1 nos
FENCING		- Mild Steel Gate / Brick Wall

Note : All items mentioned above are subject to variation, modifications and substitution as recommended by the relevant approving authorities and consultation.