



**SCIENTEX**  
KUNDANG JAYA



Waze/Google Map : Scientex Kundang Jaya Sales Gallery

**EDUCATION**

- ✓ SJK (C) Kundang 2.6km
- ✓ SK Seri Kundang 5.4km
- ✓ SJK (C) Kuang 6.0km
- ✓ SMK Taman Desa 7.7km
- ✓ SMK Taman Desa 2 7.6km
- ✓ UITM Sungai Buloh Campus 16.3km

**SHOPPING**

- ✓ AEON Rawang 7.5km
- ✓ Mydin Rawang 12.9km
- ✓ NSK Rawang 10.1km
- ✓ Tesco Rawang 16.4km

**LEISURE**

- ✓ Kundang Lakes Country Club 4.5km
- ✓ Recreational Forest Bukit Lagong 10.7km
- ✓ Tasik Puteri Golf & Country Club 13.8km
- ✓ Rahman Putra Golf Club 11.4km

**HOSPITALS**

- ✓ Sungai Buloh Hospital 12.7km
- ✓ KPJ Rawang Specialist Hospital 12.8km
- ✓ Selgate Rawang Hospital 7.6km



MRT Sungai Buloh & Feeder Bus Service

For more information, please visit our sales gallery or call us at

**014-711 6499**  
[www.scientex.com.my](http://www.scientex.com.my)

SCIENTEX PARK (M) SDN. BHD. (265710-D)

No. 9, Persiaran Selangor, Seksyen 15, 40200 Shah Alam, Selangor Darul Ehsan.

Lot 1887, Jalan Kundang Jaya 1, 48020 Rawang, Selangor D.E.

Email: [kundangjayaproperty@scientex.com.my](mailto:kundangjayaproperty@scientex.com.my)

**Sales Gallery Open Daily**

Monday to Friday  
Saturday, Sunday & Public Holiday

9am - 6pm  
10am - 6pm



The Brand Laureate  
Brandpreneurial Leadership  
Award 2015 - 2016



The Brand Laureate  
Most Sustainable Brand  
2015 - 2016



The EDGE Billion Ringgit Club  
Highest Growth in Profit  
After Tax Over Three Years  
1st Place - Gold



The EDGE Billion Ringgit Club  
Highest Return on Equity  
Over Three Years  
1st Place - Gold

• No. Lesen Pemaju: 6331-12/10-2022/0685(L) • Tempoh Sah: 13/10/2020 - 12/10/2022 • No. Permit Iklan & Jualan: 6331-12/10-2022/0685(P) • Tempoh Sah: 13/10/2020 - 12/10/2022 • Pajakan Tanah: Pajakan Kekal • Pihak Meluluskan Pelembagaan: Majlis Perbandaran Selangor • No Kelulusan Pihak Berkasa: Bil(10)dlm.MPS 3/2-1371/2044(PB/AI/1-A) • Jenis Perumahan: Rumah Teres 2 Tingkat • Luas Tanah: 18' x 65' • Luas Binaan: 1,628 kps • Bebanan Tanah: Tiada • Sokatan Kepentingan Tanah: Tiada. Fasa 1-1A (Iris): No. Unit: 393 unit • Harga Min: RM465,000 Harga Maks: RM751,000 • Tarikh Dijangka Siap Keseluruhan Projek: September 2022



Freehold  
永久地契





# Convenience and Comfortable Living Within Your Reach

Sed ut perspiciatis unde omnis iste natus error sit voluptatem accusantium doloremque laudantium, en totam rem aperiam eaque ipsa, quae ab illo inventore veritatis et quasi architecto beatae vitae dicta sunt, explicabo. Nemo enim ipsam incidunt voluptatem, quia voluptas sit.

**Orchid of Scientex Kundang Jaya** aspernatur aut odit aut fugit, sed quia eos consequuntur magni dolores eos, qui ratione voluptatem sequi nesciunt sed quia eos voluptatem sequi.



Artist Impression Only



## FLOOR PLAN 平面图

LAND SIZE 土地面积: 18' x 65'

BUILD-UP AREA 建筑面积: 1,621 sq.ft.

**4** BEDROOMS  
卧室

**3** BATHROOMS  
浴室



Ground Floor 底楼



First Floor 一楼

## SPECIFICATION

- STRUCTURE : Reinforced concrete
- WALL : Block / Brick / Concrete wall with skim coat / plaster and paint
- ROOFING COVERING : Concrete roof tiles / RC flat roof
- ROOF FRAMING : Proprietary trusses
- CEILING : Plaster ceiling / Ceiling board / Skim coat
- WINDOWS : Metal framed glass window / louvre window
- DOORS : Flush door / Sliding door / Folding door
- IRONMONGERY : Selected lockset
- WALL FINISHES : Selected paint on walls  
Selected tiles up to 1500mm (H) to bathrooms wall  
Selected tiles up to 1500mm (H) to kitchen wall
- FLOOR FINISHES : Selected tiles to living area, dining area, kitchen, bedrooms, balcony, bathrooms, staircase and family areas  
Cement render to all other areas
- SANITARY AND PLUMBING FITTING : Selected sanitary wares with fittings
- INTERNAL TELECOMMUNICATION TRUNKING AND CABLING : One (1) point ready with conduit only
- FENCING chain : Generally painted low wall with grille and link fence
- ELECTRICAL INSTALLATION : Description

	A	A1	A2	A2a
Ceiling lighting point	15	16	15	16
Wall lighting point	1	1	1	1
Ceiling fan point	3	3	3	3
13A switch socket outlet	10	10	10	10