



A Breath Of Fresh Air.



Introducing the latest Superlink homes in Bandar Enstek

Clean, modern lines. Bright, airy spaces. With a tranquil environment, surrounded by lush greenery. The Linea is the epitome of contemporary suburban living. It is also a smart investment, considering how affordable and how close it is to KLIA, Cyberjaya, Putrajaya and Nilai.

The Linea at Bandar Enstek. It's a breath of fresh air.

FREEHOLD

Legal Fee and Stamp Duty on Transfer (SPA) to be absorbed by the developer.*



A Fresh Perspective To Home Design

Bandar Enstek homes are already larger by up to 35% compared to conventional homes in the city, but we went beyond that. The Linea was also designed to give you the feeling of space. The generous use of glass around the house helps, by letting in as much natural light as possible. And leaving the layout of the ground floor open for your own interpretation allows you to maximise the space you have.



A Fresh Approach To Community Living

A close-knit community such as ours doesn't just enhance the way you live now, but is a blueprint for neighbourhoods in the future. Here, you will find that barriers between neighbours are lesser, bringing the whole neighbourhood closer. A neighbourhood that shall watch out for one another and grow as a community.



A Fresh Outlook For Your Investment

Take advantage of the growth potential of Bandar Enstek itself, or the promising future of the areas surrounding it. Areas such as Cyberjaya - the intelligent multimedia super corridor city; and Putrajaya - the seat of Malaysian government. Not to mention the booming KLIA-Nilai-Pajam growth area. What's more, kilometres can be cut into just minutes due to Bandar Enstek being accessible via major highways such as PLUS, ELITE and MEX.

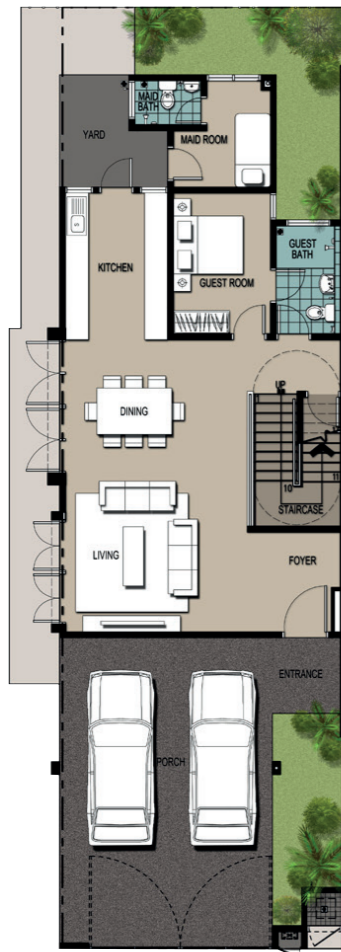


A Fresher Environment At Bandar Enstek

Unlike many other townships, Bandar Enstek preserves as much of the natural greenery as possible, ensuring a balanced ecosystem. This greener lifestyle provides an ideal environment for family and individual growth, especially for the younger generation. Which was probably the reason many institutions have moved in here, such as the National Audit Academy, Malaysian Teachers Training Institute, Higher Education Leadership Academy, Cempaka International Ladies' College, the famous Tunku Kurshiah College from Seremban, and the list goes on.

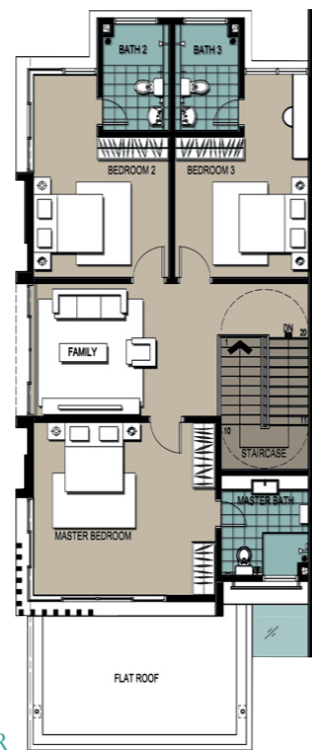


Type B



FIRST FLOOR

GROUND FLOOR



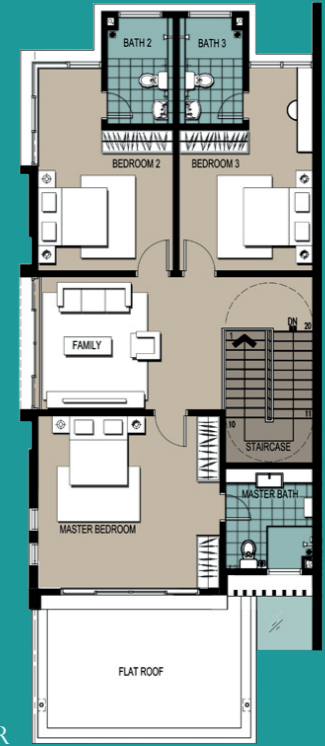
Built-up Area: 2,268 sq. ft
Lot Dimension: 24' x 80'

Type C



FIRST FLOOR

GROUND FLOOR



Built-up Area: 2,268 sq. ft
Lot Dimension: 24' x 80'

Type D



FIRST FLOOR

GROUND FLOOR

Built-up Area: 1,954 sq. ft
Lot Dimension: 24' x 80'

Specifications

Structure :	Reinforced Concrete Frame.	
Wall :	Cement Sand Brickwall & Plaster	
Roof structure :	Steel Trusses	
Roof covering :	Roof Tiles	
Ceiling :	Plaster Board & Skim Coat	
Window :	Natural Anodized Frame Window	
Door :	Main Entrance Living & Dining Bedrooms Bathrooms Kitchen Store	Decorative Flush Door Natural Anodized Aluminum French Door Fiberboard Flush Door Fiberboard Flush Door Fiberboard Flush Door Timber Louvers Door
Ironmongery :	Selected Lockset	
Wall Finishes :	Bathrooms Kitchen Internal Paint External Paint	Ceramic Tiles, Plaster & Paint Ceramic Tiles, Plaster & Paint Emulsion Paint Weather Shield Paint
Floor Finishes :	Driveway & Porch Living, Dining & Guest Room All Bedrooms At First Floor Family Area All Bathrooms Maid Room Kitchen Staircase Store Yard	Concrete Imprint Ceramic Tiles Laminated Timber Strip Laminated Timber Strip Ceramic Tiles Cement Render Ceramic Tiles Ceramic Tiles Cement Render Cement Render

Sanitary Fittings :	Type	A	A2*	B	B2*	C	C2*	D	D2*
	Water Closet	5	5	5	5	5	5	3	3
	Basin & Tap	5	5	5	5	5	5	3	3
	Shower Rose	5	5	5	5	5	5	3	3
	Tissue Holder	2	2	2	2	2	2	2	2
	Kitchen Sink	1	1	1	1	1	1	1	1

Electrical Installation:	Type	A	A2*	B	B2*	C	C2*	D	D2*
	Light Point	21	23	21	23	21	23	17	19
	2 Way Light Point	3	3	3	3	3	3	3	3
	Fan Point	8	8	8	8	8	8	7	7
	Outlet Socket Point	22	22	22	22	22	22	20	20
	Air conditioner Point	2	2	2	2	2	2	2	2
	Distribution Board	2	2	2	2	2	2	2	2
	Telephone Point	2	2	2	2	2	2	2	2
	TV Point	2	2	2	2	2	2	2	2
	Water Heater Point	1	1	1	1	1	1	1	1
	Auto Gate Point	1	1	1	1	1	1	1	1
	Bell Point	1	1	1	1	1	1	1	1
	TNB Metering Panel	1	1	1	1	1	1	1	1

Fencing: Cement Sand Brick Wall & Chain Link

External Features: Built-in Letter Box with Refuse & Services Compartment

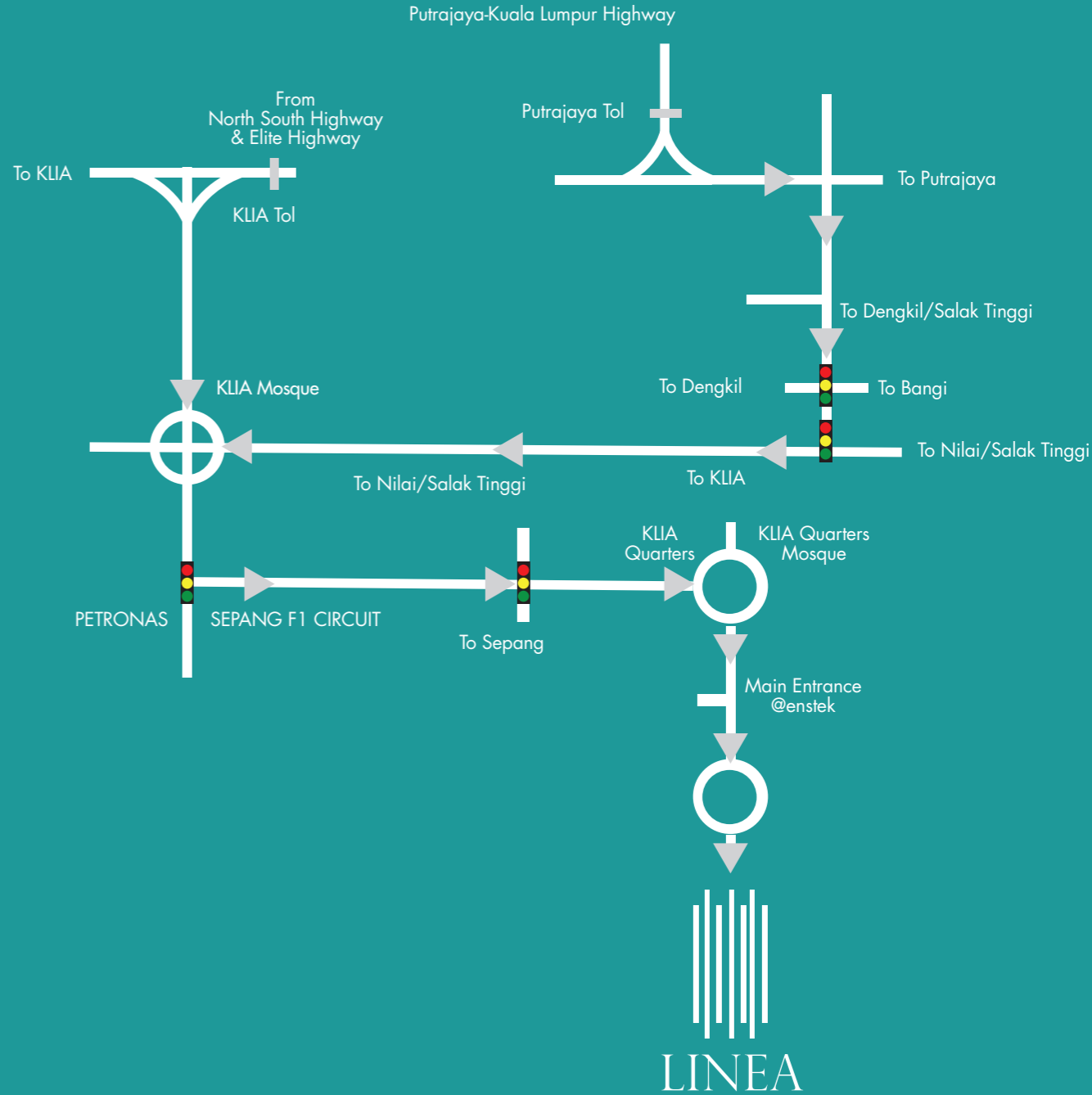
*A2, B2 & C2 (Corner & End Unit); D2 (End Unit)

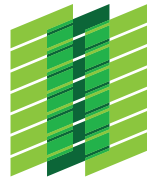
Site Plan



- TYPE A 19 Units
- TYPE B 16 Units
- TYPE C 22 Units
- TYPE D 37 Units

Location Map





TH PROPERTIES

For enquiries, kindly contact:

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your mobile phone for more.

*Terms & Conditions apply. Developer's License No: 7593-10/12-2015/1635 • Validity: 3/12/2012 – 2/12/2015 • Advertising and Sales Permit No: 7593-10/189/2014(01) • Validity: 21/01/2013-20/01/2014 • Building Plan Approval: Majlis Perbandaran Nilai (MPN)

• Plan Ref. No: MPN.431/1534/2012/2 • Land Encumbrances: Nil • Land Tenure: Freehold • Expected Date of Completion: Feb 2015 • Total No. of Units: 94 • Selling Price: RM450,400 (min) – RM1,135,000 (max)

Sekatan-sekatan Kepentingan: Tanah ini tidak boleh dipindah milik, dipajak, digadai melainkan dengan kebenaran bertulis daripada pihak berkuasa Negeri