

Location Map



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SDB
Selangor Dredging Berhad
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www.sdb.com.my
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Type of Development: Strata Terraced • **Developer:** Hayat Abadi Sdn Bhd, Co.No. 199901023496 (498396-X), Level 18, West Block, Wisma Golden Eagle Realty, 142-C, Jalan Ampang, 50450 Kuala Lumpur • Tel: +603 2711 2288 • **Developer's License:** 11988/06-2027/0993(A) • **Validity Period:** 03/06/2015 - 02/06/2027 • **Phase 1A** • **Advertising and Sales Permit:** 11988-2/12-2025/0410(N)-(S) • **Validity Period:** 13/12/2022 - 12/12/2025 • **Expected Date of Completion:** December 2025 • **Total Unit:** 159 units • **Selling Price:** Block A - RM1,452,800 (Min.) - RM2,469,800 (Max.), 42 units; Block C - RM1,418,800 (Min.) - RM2,514,800 (Max.), 55 units and Block E - RM1,395,800 (Min.) - RM2,498,800 (Max.), 62 units • **No. of Parking Spaces:** 546 • **Approving Authority:** Majlis Bandaraya Subang Jaya • **Building Plan No.:** MBSJ.BGN.BP7.600-1/10/4/3(16) • **Land Encumbrances:** Public Bank Berhad • **Tenure of Land:** Freehold • **Bumiputera Discount:** 7%
Disclaimer: All information contained herein including visuals, illustrations, specifications, furniture and fittings layout and the presentation of show units are subject to change as may be required by the Developer's consultants and/or relevant authorities and cannot form part of an offer or contract for the sale and purchase of any unit. While every reasonable care has been taken in providing this information, the developer or its agent cannot be held responsible for any inaccuracies. Illustrations and pictures in the printed materials are computer-generated artists' impressions only and are meant to give an approximate idea of the development. All items or plans are subject to variation, modifications, amendments and substitution as may be recommended by the Developer's consultants and/or relevant authorities.

Jia



A Celebration of Family



MAIN ENTRANCE



INTERIOR - TYPE A1

Nature-inspired homes, designed with family in mind

SITE AREA
17 acres

TENURE
Freehold

DEVELOPMENT

Jia is a new generation of biophilic-inspired 4 to 5-bedroom garden terrace homes, located within the thriving township of Bukit Jalil South, that's been designed with space, flexibility, adaptability and a commitment to your well-being.

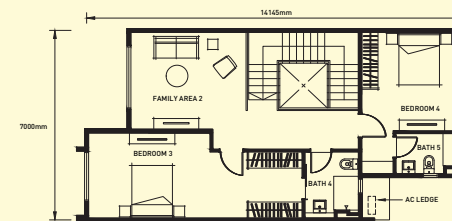
FACILITIES PLAN

- | | |
|---------------------------------------|-------------------------|
| ① Main Entrance | ③ Children's Playground |
| ② Club House | ④ Linear Park |
| • Gym | ⑤ Fitness Station |
| • Badminton Court/ Multi-Purpose Hall | |
| • Half Basketball Court | |
| • 25m Lap Pool | |
| • Children's Pool | |

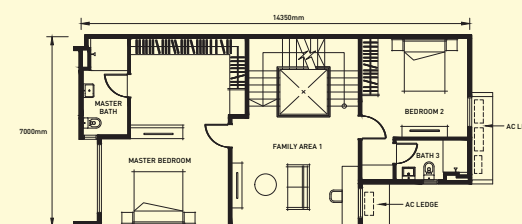


Type A

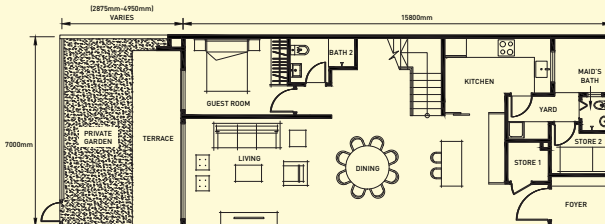
- 3,423 – 3,584 sqft
- 5+1 Bathrooms
- 5+1 Bedrooms
- 2 Family Areas



Level 3



Level 2

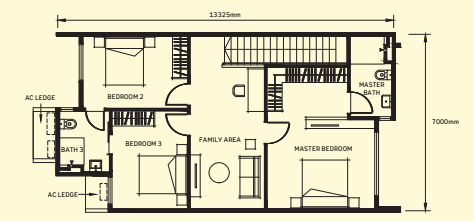


Level 1

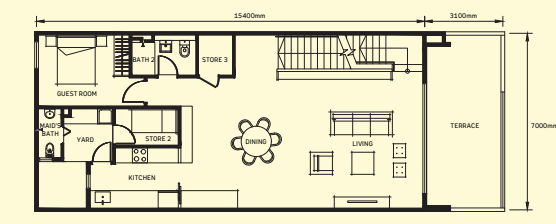
*For reference only, not to scale.

Type B

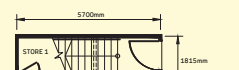
- 2,486 sqft
- 3+1 Bathrooms
- 4+1 Bedrooms
- 1 Family Area



Level 3



Level 2



Level 1

*For reference only, not to scale.



Gated and Guarded



Minimum 3 Covered Car Park



Lap Pool & Children's Pool



Half Basketball Court



Badminton Court