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# theSDBcircle

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the new **sdb** asia pte ltd  
ShowGallery

featuring

**OKIO**

our latest mixed  
development in Singapore





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## FROM THE MD'S DESK

### SDB SHINES WITH EXTRAORDINARY LIVING IN SINGAPORE

SDB's venture into Singapore for the past few years had been fruitful. SDB's maiden project, **JIA**, was completed only recently on Wilkie Road, and we had a successful launch of **GILSTEAD TWO** last year.

In January this year, **OKIO RESIDENCES** and **OKIO COMMERCIAL**, SDB's latest project in Singapore's Balestier Road, was launched. The project is a mixed development comprising of a block of 18-storey residential apartments and 4-storey commercial space. **OKIO** houses 104 residential units and 10 commercial units, which will be a sophisticated addition to Balestier Road. We also recently opened our Sales Gallery in Singapore, as seen on the cover. Located on Clemenceau Avenue, at the intersection of Peck Hay Road, it will showcase our developments for our friends in Singapore.

Find out more about **OKIO** in the pages of this issue, and register for new development previews by logging on to [www.sdb.com.my](http://www.sdb.com.my).

And here, it is not too late to say best wishes for the Year of the Golden Rabbit!

Warm regards,

*Ms Teh Lip Kim*  
Managing Director



## UPCOMING DEVELOPMENTS

### Batu Feringghi, P e n a n g

- an exclusive freehold beachfront development within 4.7 acres of land.
- 5 blocks of exceptional SoHo styled service suites.
- with designer landscape and distinctive facilities.
- launching in 2011.

### Cavenagh Road, S i n g a p o r e

- a freehold residential development, in the discerning neighbourhood of District 9.
- an exquisite 6-storey residential block consisting of limited edition apartments.
- with designer landscape and exceptional facilities.
- situated in a quiet enclave, yet just a few minutes walk to Orchard Road.
- launching in 2011.

\* For more information,  
please call 603.2711 2288  
or register your interest with us  
at [www.sdb.com.my](http://www.sdb.com.my)





38 limited edition luxury residences, nestled in a private and quiet enclave, and situated at a prime freehold land in the heart of Kuala Lumpur, DEDAUN draws its design inspiration from the 70s, to bring back a style of living that you never thought you would see again.

Set in one of the most vaunted locales in the country, DEDAUN features 38 limited edition residences, on a 1.3-acre land that is discreetly tucked away at a shaded cul-de-sac, off the main thoroughfare of Jalan Ampang - which is a mere stones-throw away from the French, Thai and Spanish Embassies. Surrounded by a landscape of overhanging greenery and charming old bungalows of yesteryears, Dedaun flaunts a facade and design that takes on a retro look with a rustic charm of the 70s, purposefully done to pay tribute to the heritage and the prestige of the locale.

DEDAUN comprises of two L-shaped blocks of ten storeys each, and dedicate only two luxury residences to each floor. The typical four-bedroom and three-bedroom units come in expansive built-up sizes from 3,200 sq.ft. to 3,600 sq.ft. There are also three types of garden units from 4,300 sq.ft. and three penthouses from 6,700 sq.ft.

Inside each unit will boasts private lift lobbies - a spacious forecourt that is naturally lit and ventilated, offering a view of the exterior greenery. Beyond the specially crafted copper doors, a truly spacious living room flows seamlessly into the dining and cascades into the dry kitchen - connected by a timeless, crystal white marble floor that seems to stretch forever.

The span of the room is spectacular, framed by a 3-metre ceiling height, and 2.7-metre glass windows, which slides open to convert the entire area into an "indoor balcony", with direct

access to the surrounding ambience and breeze, as well as 270-degree views. Adding to the coolness effect is the crystal white marble flooring, which is almost reminiscent of the shiny terrazzo finish that was popular decades ago. Limited use of columns offer a luxurious freedom of space in natural airy surroundings.

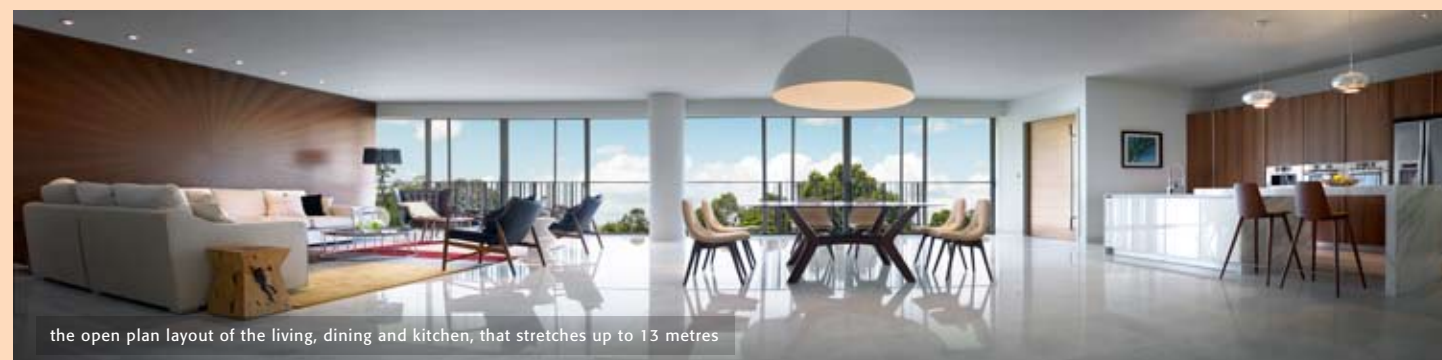
Natural light and fresh air also flows limitlessly into the bedrooms which features large and wide windows. Yet, privacy is assured with thick walls for better sound insulation, which also provides for cooler interiors. The large 640-sq.ft. master bedroom features a wrap-around glass window, timber flooring, and full-sized walk-in wardrobes and designer cabinetry.

All units also feature a powder room for guests, a family room separated from the living area, a fully equipped dry and wet kitchen with designer built-ins and quality appliances, a maid's room, store room, utilities room and yard.

DEDAUN also features facilities and amenities such as a gym, rooftop pool deck with a 20-metre infinity pool and wadding pool for children, a fully equipped function room with pantry and pre-function area, as well as a custom-made children's outdoor play area with a tree-house.

(\*extracted from article featured in The Star)

\* For more information, please call 603.2144 1510 / 603.2144 1530 or visit [www.sdb.com.my](http://www.sdb.com.my)



the open plan layout of the living, dining and kitchen, that stretches up to 13 metres



wrap-around glass windows in the master suite



the Living Area with wide floor-to-ceiling windows and column-less spaciousness

## SDB HAPPENINGS

### SEASONS GREETINGS & GONG XI FA CAI the SDB way

SDB has been in a festive mood during the recent Christmas and Chinese New Year seasons.

It was a delightful Christmas for the residents of AmanSari, Park Seven, Ameera and 20trees, as they were surprised with a special treat last December. Santa and his Christmas Carollers came knocking at their doors, offering gifts for the children as they sang along some Christmas Carols! It was a great opportunity for friends and neighbours to share the festive spirit of the seasons.

Then in February, to mark the Year of the Rabbit, the award winning Kwong Ngai Lion Dance Troope performed the yearly spectacular Lion Dance and Acrobatic Show at Wisma Selangor Dredging and Hotel Maya, as well as our new development in Ampang, Dedaun.





INTRODUCING

# OKIO RESIDENCES

the quintessence of sophisticated lifestyle  
@ Singapore's Balestier Road

In the past, the Hokkiens fondly referred to Balestier Road as “Okio”, which means “Black Bridge”, and we have adapted this endearing name for our latest development in Singapore. OKIO RESIDENCES is the bridge that connects the charming past with the present and the future.

OKIO RESIDENCES is a mix-development consisting of an 18-storey residential block, which offers only 104 units, and a 4-storey commercial space designed to suit a multitude of business needs. All units come in remarkably space-efficient layouts and quality finishes. The contemporary design and colour scheme adds sophistication to the landscape, and becomes a calm retreat within the hustle and bustle of Balestier Road.

OKIO RESIDENCES enjoys a strategic location that makes getting to schools, colleges, medical centres and shopping malls really convenient. Situated on Balestier Road, it is well-connected to the main modes of public transportation like taxis, buses and the MRT. In addition, Balestier Road is dotted with great places for dining out and take-aways.

## Compact Spaces, Custom-Designed Furniture

- A balcony in every unit creates an extended living space, and provides natural light and ventilation.
- White oak flooring throughout exudes a homely feel.
- Functional, space-saving built-ins in the living room.
- The sofa features a pull-out coffee table that converts into a foot stool.

## A Place For Everything, And Everything In Its Place

- The elegant steel framework for all built-ins in the kitchen and dining areas enhances the contemporary look of the units.
- Form and functionality are met with space-saving, pull-out dining table.
- Readily fitted with appliances such as hob, hood, integrated fridge and washer-cum-dryer.

## Minimalist Outside, Functional Inside

- Custom-made built-ins including wardrobe and shelving.
- Expansive views from all master bedroom balconies.

## Garden Vistas, Penthouse Privileges

- Only 8 exclusive Garden Villas, with private terraces and direct access to the pool.
- Only 4 exclusive duplex Penthouses, with a Jacuzzi on the private roof terrace, creating a private sanctuary.

*\* For more information, please call 603.2711 2288 or register your interests with us at [www.sdb.com.my](http://www.sdb.com.my)*

NEW LAUNCH



## A Calm Ambience, A Warm Welcome

- The Lobby exudes an ambience of warmth and calm, providing instant relief from the outside world.
- The featured “Bridge” sculpture by David Hiscock is a modern interpretation of “Okio”. David Hiscock is one of UK’s leading multimedia artist, who is specially commissioned by SDB for its developments in Singapore and Malaysia.
- The “tidal line” feature subtly demarcates the lobby from the driveway.
- A warm illumination casts a glow on the functional, handcrafted sculpture, which acts as a seating solution.

## Sky-Rise Residents’ Garden, Sky-Rise Personal Retreats

- The private Pool Deck on Level 5 hidden amidst the green walls creates a secret garden for quiet moments - a lush green private place of solace.
- The 25-metre Lap Pool to stay in shape, and Hydrotherapy Pool to relax and rejuvenate after a hard day’s work.
- The Gym overlooks the pool and the greenery beyond, which provides an inspirational view as you exercise.
- The BBQ area creates an outdoor dining experience for private functions.

## THE SDB CARD

The SDB Card is a personalized card which enables SDB homeowners to enjoy discounts and special rates at selected partner lifestyle merchants. In this issue of the SDB Circle, partner merchants, JIA at Convex Furniture and Toto Sanitaryware at W. Atelier, provide an introduction to their products and services.

*Check out your SDB Card pack on the location and details of the exclusive discounts offered by all the lifestyle merchants under the programme.*

### TOTO @ W. Atelier fashion, design and lifestyle

"How do we keep ourselves inspired? That is one of the questions when we create something, whether it is a task as simple as designing a pencil, or as complicated as planning a city." - Yuni Jie -

Life + Design = Balance

A space is defined by the relationships between the objects within. A good design is achieved by creating a balance between the space, objects, functions and the user.

TOTO redefines the contemporary bathroom by collaborating with renowned designers Yuni Jie and Leonard Theosabrata.

At TOTO, we are committed to creating high performance products that appeal to our senses and beyond. As one of the world's leading bathroom fixture manufacturers, our products can be found in many countries around the world.

With years of experience, our quality and technology is second to none. In our pursuit for perfection, we often push beyond the industrial standard to become the leader in performance, technology and innovation.

Whether it is for private homes, prestigious hotels or public conveniences, TOTO offers complete solutions for all your bathroom needs. Years of proven performance have made TOTO the paramount choice for numerous prominent interior designers, architects, property developers and homeowners.

*\* For more information, please call the W. Atelier Showroom at 603.7960 2888 (Jalan Kemajuan, PJ)*



Sonic  
by Leonard Theosabrata

## PRIVILEGE CARD

### OTHER PARTNER MERCHANTS

- Crown Relocations
- Goodrich
- Hotel Maya Kuala Lumpur
- Gudang Damansara & Gudang Studio
- Xtra Furniture
- Mediaplex
- Janine
- E2 Saver

*\* For more information and enquiries, please call SDB Customer Services at 603.2171 2898.*



@ CONVOX FURNITURE

The 2009-2010 Global Innovator Award that honour Houseware Retailing Excellence held in Chicago, went to JIA for a very good reason. The local purveyor of internationally renowned brands like Dedon, Halo, Slide, Royal Porcelain, Pedrali and XO by Philippe Stark derives their name from the Mandarin word meaning "home" and prides themselves in the impeccable quality of their product lines and customer service.

JIA's four-storey, 6000 square foot showroom in Damansara Perdana isn't just a space for you to view the best in contemporary home furnishing. JIA redefines the purpose for each piece of furniture by the way of their design. To furnish the home, JIA stocks a variety of living room products such as comfortable sofa beds from Innova tion and European chairs and bar stools from Softline Alkit, and Pedrali. Also available from JIA, is a dream-worthy range of Vintage trunk and sofas from HALO.

Distinguish outdoor furniture brand DEDON is well-represented at JIA's showroom. Award winning design and durable, DEDON range of products is well-suited for use by

the pool, garden, or just indoors. For those that have a taste of light, JIA will not disappoint with a range of SLIDE furniture that enlightened the user by the use of light to bring out emotions and aids communication as it favors dialogue with its positive ambiance. The versatile design and dual usage of light sources and furniture provides a special atmosphere from these special light creations.

The tableware selection at JIA is sure to appeal to even the most discerning eye. An assortment of chinaware, flatware, glassware and crystalware from eminent brands like Royal Porcelain, Royal Bone China, WNK and Schott Zwiesel is presented.

JIA has increasingly become one of the top suppliers for renowned international furniture brands. The range of product JIA carries will no doubt fulfill your every need in home décor; do not compromise the utility and beauty to the best product quality. Visit JIA to beautify your living room, bedroom, contemporary dining room into a well designed home by way of beautiful furnishing that is envied by every guest who came!



*\* For more information, please call 603.7729 1333 (Perdana Business Centre, Damansara Perdana) or visit [www.jia.com.my](http://www.jia.com.my).*





## BUILDING BRIDGES, STRENGTHENING TIES

### Another SDB Teambuilding Event

In another one of SDB's teambuilding efforts, organised this time by the Development and Legal Departments, the staff had collaborated together to create "the ultimate bridge". The bridge would have to epitomize strength, unity and endurance, which was also the core values intended for this teambuilding exercise.

Despite being in different departments, with no background or experience in project construction in SDB, the participants were still able to show their creativity and competence in engineering the "perfect" bridge which has all the necessary functions that a bridge should have. By using only 100 pieces of popsicle sticks and glue, the participants had to construct the ultimate bridge based on a span of 30cm and able to withstand the most weight. The winning bridge had the capacity to withstand about 35kg of weight. Well done!

Who says you have to be an engineer to build bridges?



## FIRE-DRILL @ WISMA SELANGOR DREDGING

### Annual Evacuation Exercise For Safety Assurance

At Wisma Selangor Dredging, the priority is always to uphold the safety and security of the building. For this, we organise a Fire-Drill every year, in order to ensure that the safety and security equipment of the building is functioning, and the evacuation procedures are in order.

The atmosphere was a buzz as the Fire Alarm went off on the morning of the 22nd in December. With the cooperation from the Bomba team (Malaysian Fire Department), as well as our building tenants, everyone had safely gathered at the Assembly Point in record time. The Floor Monitors, i.e. representatives elected for each floor of the building, had all the tenants accounted for, and everyone was relieved of the successful drill.

Kudos to our Security and Leasing teams who had ensured that the safety features and procedures were duly implemented and followed, and the operation had run smoothly. A Thank You also to all the other departments involved, and most of all, to our tenants for their compliance and cooperation.



## A SPECIAL OCCASION, an unforgettable experience @ hotel maya



Our rooms are located within naturally ventilated and lifted atriums within the 22 storey building, which allow natural light and ventilation to permeate all the guest rooms. The hotel has a total of 207 rooms - 100 studios and 107 suites, most of which enjoy unobstructed views of either the Petronas Twin Towers or KL Tower.

The contemporary designed rooms are spacious and well appointed with in-room DVD players, flat-screen televisions, advanced telephone system, broadband internet access and WI-FI. All our bathrooms come with specially created natural soaps and bathroom amenities. Each room also has a pillow menu which guests may select for a comfortable nights rest.

Checking-in is done in the rooms and can be done as early as 7 a.m., with prior arrangement. We also provide butlers on each floor, who will cater the guest's needs including unpacking, pressing and shoe polishing.

We have created various packages to cater for different occasions, so that our guests will experience an unforgettable stay the Maya way. Enjoy our *Honeymooners* package, which will give you and your loved one an unforgettable time together. For those who want to shop and chill for the weekend, try our Weekend Escapade package or our Deluxe Sweet Dreams package to keep you well-rested and stress-free. Even for those who are seasonal fans of the Formula 1 racing events, stay conveniently at Hotel Maya with the Maya Formula 1 package.

For more packages and promotions, please visit [www.hotelmaya.com.my](http://www.hotelmaya.com.my), or call +603.2711 8866 for further enquiries.

## Have A More Relaxing Stay, Rejuvenate @ Anggun Spa

Escape the complexities of the city at Hotel Maya's very own, Anggun Spa. Located at Level 3, it houses 6 treatment rooms, a hydrotherapy pool that massages the body and aids in improving blood circulation and a private café, where light refreshments and food can be ordered.

The hydrotherapy pool is a heated indoor pool utilizing pressurized jets of water to massage the head, neck and body. Out of the 6 treatment rooms, 2 are designed exclusively to cater for couples wanting to enjoy a spa session together. The rooms are aptly named in Malay - Badam, Cengkih, Pandan, Pudina, Serai and , Sirih to reflect the local ingredients commonly used in spa treatments.

Luxuriate in your chosen path toward beauty and relaxation guided by the gentle hands of our qualified therapists. The spa brings together a multitude of approaches - Malay urut, Thai massage, even Balinese - enjoyed in the comfort of private treatment rooms, for individuals or couples.

For the list of treatments, please visit [www.hotelmaya.com.my](http://www.hotelmaya.com.my), or call +603.2711 8866 (extension 290) for further enquiries.