



IOI PROPERTIES

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D'zone
Condominium

Luxury wrapped in lush serenity

• Developer's License No: 6237-22/04-2015/01661(L) • Validity: 24/04/2014 - 23/04/2015 • Advertising & Sales Permit No: 6237-22/04-2015/01661(P) • Validity: 24/04/2014 - 23/04/2015 • Tenure of Land: Freehold • Building Plan Approval No: MPPP/OSC/PB(3240)/10(LB) • Approval Authority: MPPP • Land Encumbrances: Nil Total Units: 96 • Expected Date of Completion: July 2015 • Price for 31 balance units: RM633,800 (min) - RM1,388,000 (max) • 5% Discount for Bumiputra • All information contained herein including the specifications, plans, measurements and illustrations are subject to amendments without notification as may be required by the authorities or the developer's consultants and are not intended to form and cannot form part of an offer or contract. All measurements are approximate and illustrations are artist's impressions only.



Penang : The Pearl Of The Orient A Fascinating Fusion Of East and West



Khoo Kongsi, Canon Square - a well-known landmark

Listed as “an island you must visit” by CNN Travel in 2011, Penang embraces modernity while retaining its traditions and old world charm. Offering the best of Asia, Penang’s sights and sounds reflect the colourful heritage of its people.

Be it lush tropical gardens or ornately designed temples and unique heritage buildings, Penang will give you a glimpse into a world where nature, tradition and history blend into a rich cultural tapestry.



Penang Council Building



Kek Lok Si Temple



Well-known Penang delicacies

Located Close To The Second Bridge Link

Situated along Jalan Teluk Kumbar, D'Zone Condominium is located near to the Second Penang Bridge Link, and just minutes away from the established neighbourhoods of Sungai Ara and Bayan Baru. Residents can enjoy convenient access to major highways, public amenities and township facilities.





Artist's impression only



A Sanctuary of SereneScapes

D'Zone Condominium offers panoramic views of the natural environment and city skyline. Where the stress and strain of everyday life fade away. Freeing you to indulge in the calm and serene living environment.



Artist's impression only

Glorious GreenScapes

Soak in the breathtaking views of the lush greenery from your private balcony. Feel the cool breeze caressing your skin to the sound of whispering palm trees.



Artist's impression only



Artist's impression only



Lavish LeisureScapes

Celebrate life at the private hall. Splash your heart out at the pool. Sweat it out at the gym. Lounge at the sundeck. Revitalise your mind and body at the pool lounge.



Artist's impression only

Artist's impression only



Sumptuous SpaceScapes

Enjoy generously proportioned living spaces that are as functional as they are warm and welcoming, calm and uncluttered. With zen-inspired simplicity exuding from the living room to the bedrooms.



SEASCAPE IN SENTOSA COVE, SINGAPORE

Artist's impression only



IOI Properties – A Record of Excellence

With more than 30 years of success, IOI Properties Berhad has established itself as one of the most favoured and trusted developers in Malaysia.

IOI Properties' milestones include some of the finest homes and townships, world-renowned luxury resorts and highly acclaimed commercial developments. Among them are Puchong Financial Corporate Centre, IOI Boulevard, and Diamond Hill bungalow lots in Malaysia; The Pinnacle Collection and Seascape in Sentosa Cove, Singapore; and the Gems & Jewellery Park in Hyderabad, India.

By continuously offering quality products and focusing on building a solid reputation, IOI Properties has emerged as one of the best developers you can bank on.

IOI RESORT CITY



PUTRAJAYA MARRIOTT HOTEL & SPA



IOI MALL PUCHONG



PINNACLE IN SENTOSA COVE

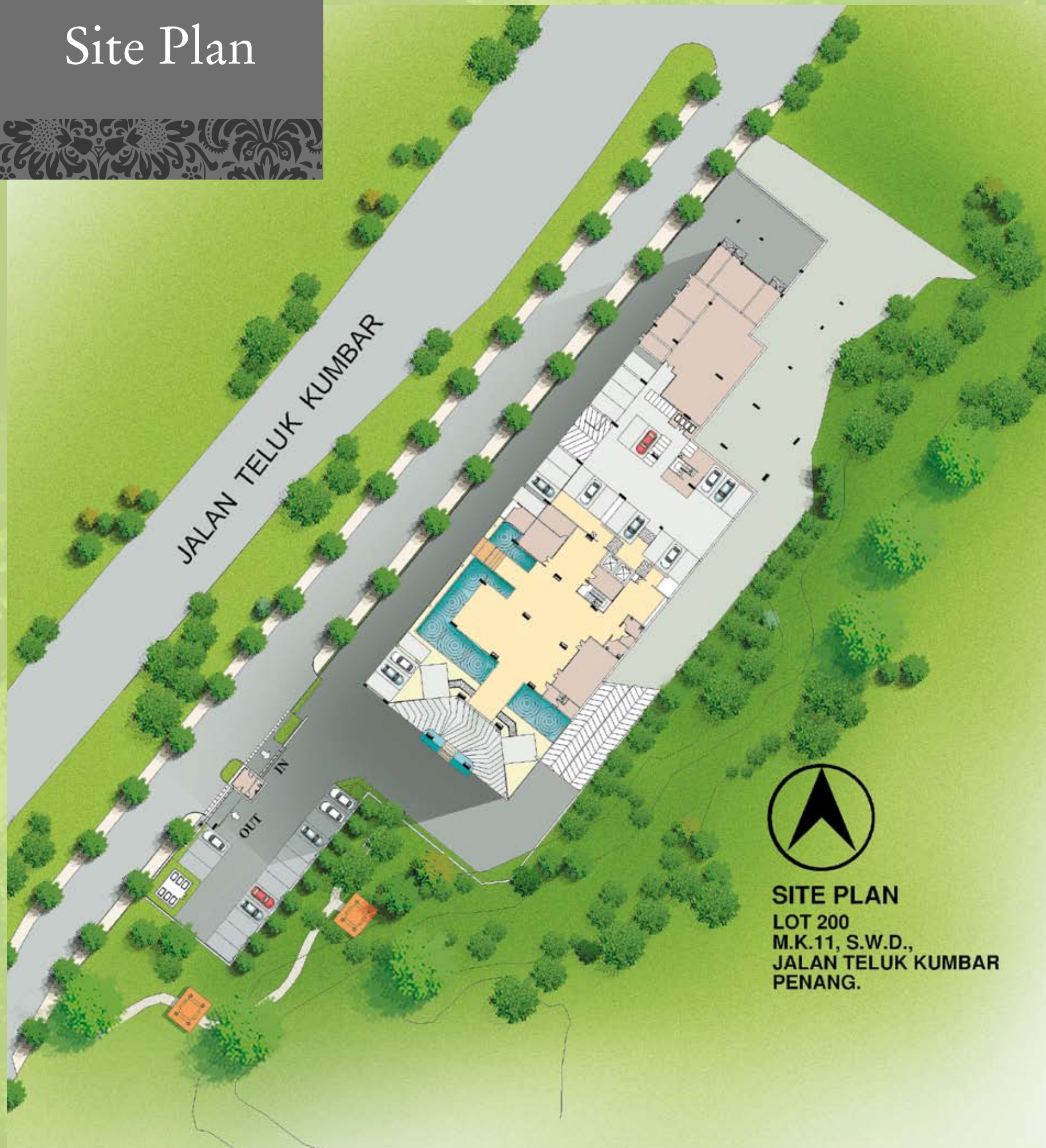


Artist's impression only

These are the testaments to IOI Properties' excellence:

- The Edge's Malaysia Top 10 Property Developers Award – nine years running (2003 - 2011)
- Forbes Asia's 100 Best Smaller-Sized Enterprises in Asia Pacific 2004
- SIRIM MS ISO 9001:2000 Certification For Development Of Residential Property
- 2011 Putra Brand Awards
- 2011 Forbes Global 2000 Companies
- 2011 BCI Asia Top 10 Developers Award (Property Category) – IOI Properties Bhd BCI Asia

Site Plan



SITE PLAN
LOT 200
M.K.11, S.W.D.,
JALAN TELUK KUMBAR
PENANG.

Floor Plan & Specifications

- STRUCTURE : Reinforced concrete
- WALL : Cement sand brick
- ROOF : Metal deck roof
- CEILING : Skimcoat or plaster and paint
- DOORS : Decorative solid wood door to main entrance
 Aluminium framed sliding door to balcony
 Laminated timber door to bedrooms & bathrooms
- WINDOWS : Aluminium framed sliding window to kitchen
 Aluminium framed casement windows to bathrooms & bedrooms.
- WALL FINISHES : Homogeneous tiles to ceiling height to bathrooms and ceramic tiles to ceiling heights to kitchen
 Plastered and paint to others
- FLOOR FINISHES : Homogeneous tiles to living, dining, kitchen, drying yard, bedrooms, bathrooms and balcony
 Cement rendering to others
- PAINTWORKS : Weather-shield paint to external wall
 Emulsion paint to internal wall
 Gloss paint to metal and woodworks
- IRONMONGERY : Quality locksets

ELECTRICAL INSTALLATION	TYPICAL TYPE (No.)
13 amp power point	: 19
Lighting point	: 18
Fan point and hook	: 6
TV point	: 2
Telephone point	: 2
Air-conditioner point	: 5
Water heater point (ELCB)	: 2
Intercom handset	: 1
Electricity supply	: Single phase 60 ampere ready

ASTRO BEYOND CABLE READY

SMART HOME AUTOMATION	TYPICAL TYPE (No.)
Lighting point at entrance	: 1
Security system alarm	: 1

SANITARY FITTINGS	TYPICAL TYPE (No.)
Water closet	: 3
Basin with counter top	: 3
Shower point	: 3
Kitchen sink	: 1
Toilet roll holder	: 3
Soap holder	: 3

Typical Unit

