

The C|io
Residences

IOI Resort City
Putrajaya



Putrajaya's Best Kept Secret Now Revealed

Presenting The Clio Residences - the second and latest addition of homes to the upcoming township of IOI Resort City. The Clio Residences is more than just an architectural highlight. Inspired by the flow of a ribbon, the facade is defined by streamlines curving skywards. Every effort is made to maximise natural ventilation and natural lighting with unobstructed external views.

In short, The Clio Residences is designed to breath naturally.



Artist's Impression

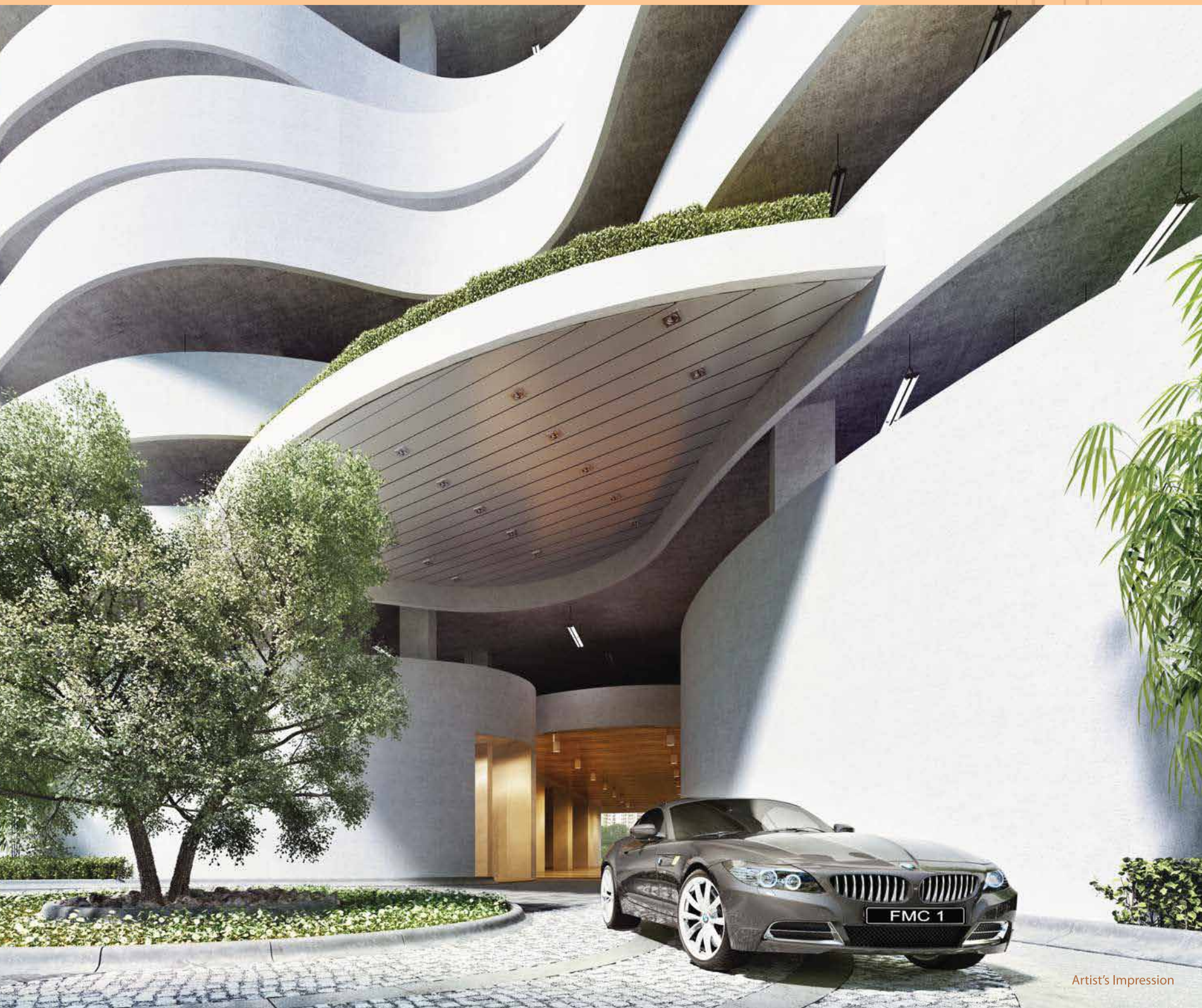


Total Peace Of Mind Round The Clock

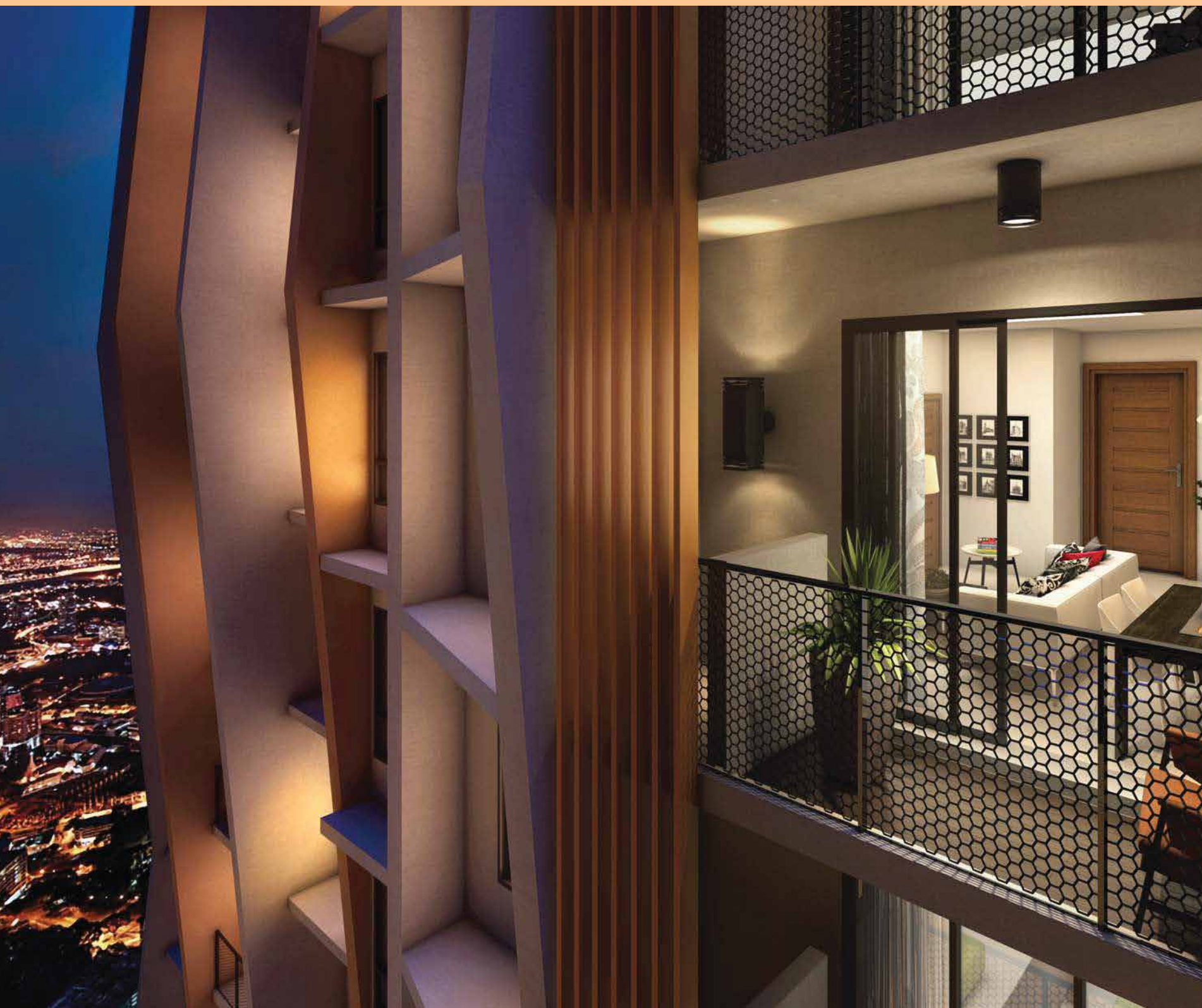
At Clio, your privacy and peace of mind is assured day and night with the security features.

- Single guarded entry and exit point with intercom and card access system
- Card access at lift lobby
- CCTV in the lift /lift lobby
- Digital entrance lock





Artist's Impression



The Clio
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Privacy without isolation

The Clio Residences is beautifully situated in idyllic surroundings, offering spacious, unique loft living with the highest quality finishes. It features a wealth of common facilities for the whole family. There will be good opportunities for enjoying family time around the lounge, or awaken your body every morning with Yoga on the deck.

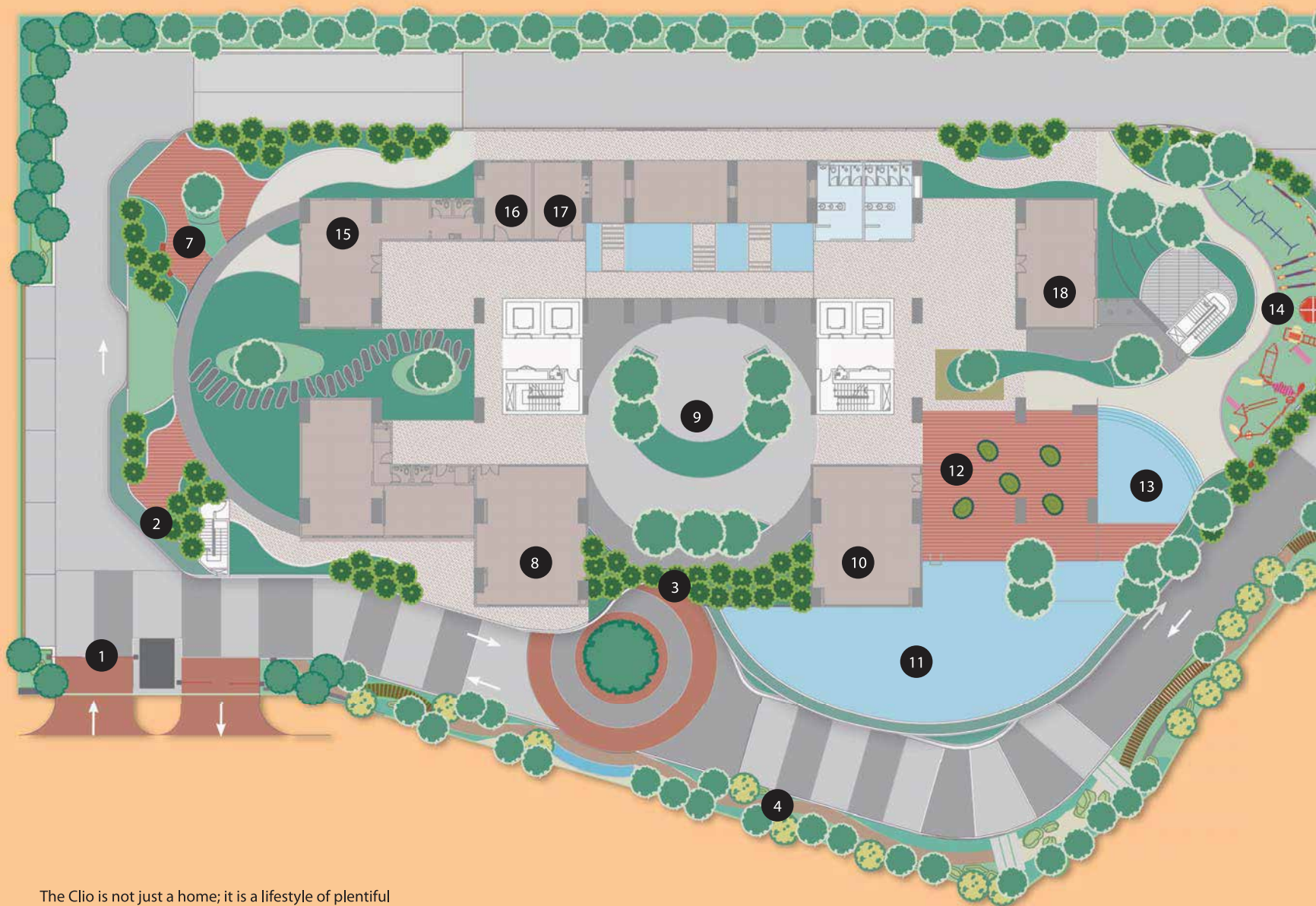
This is the life that most people dreamed about.

Artist's Impression



Artist's Impression

Facilities Floor Plan



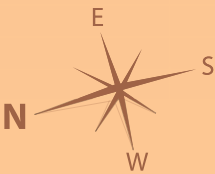
The Clio is not just a home; it is a lifestyle of plentiful leisure facilities. Equipped with thoughtfully planned space and sophisticated utilities. There is always something for everyone.

Ground Floor

- 1.Entrance
- 2.Water Feature
- 3.Drop-off Lobby
- 4.Linear Walk
- 5.Multipurpose Court
- 6.Gazebo

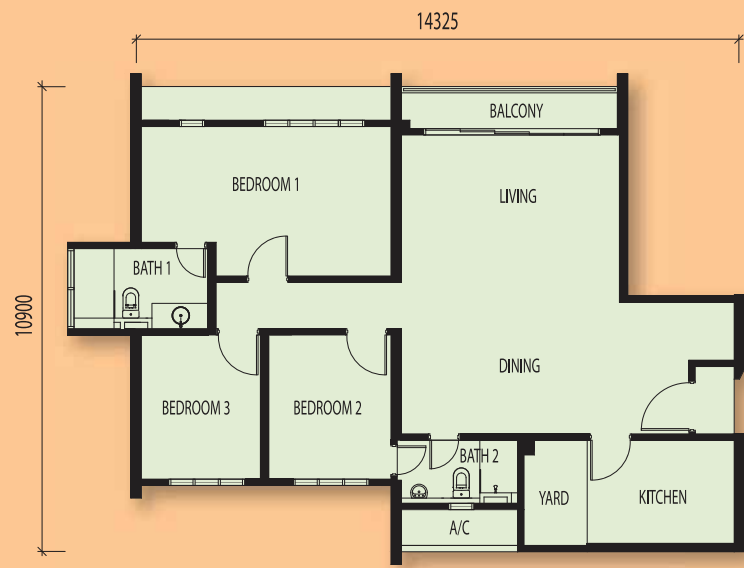
Facilities Floor

- 7. Barbeque Deck
- 8. Library
- 9. Center Courtyard
- 10. Gymnasium
- 11. Infinity Pool
- 12. Timber Deck
- 13. Wading Pool
- 14. Children's Fun Park
- 15. Nursery
- 16. Mini Mart
- 17. Launderette
- 18. Multipurpose Hall

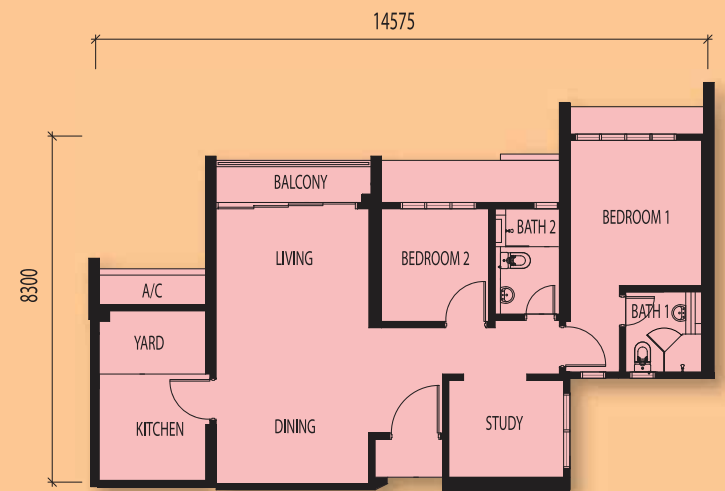




Floor Plan



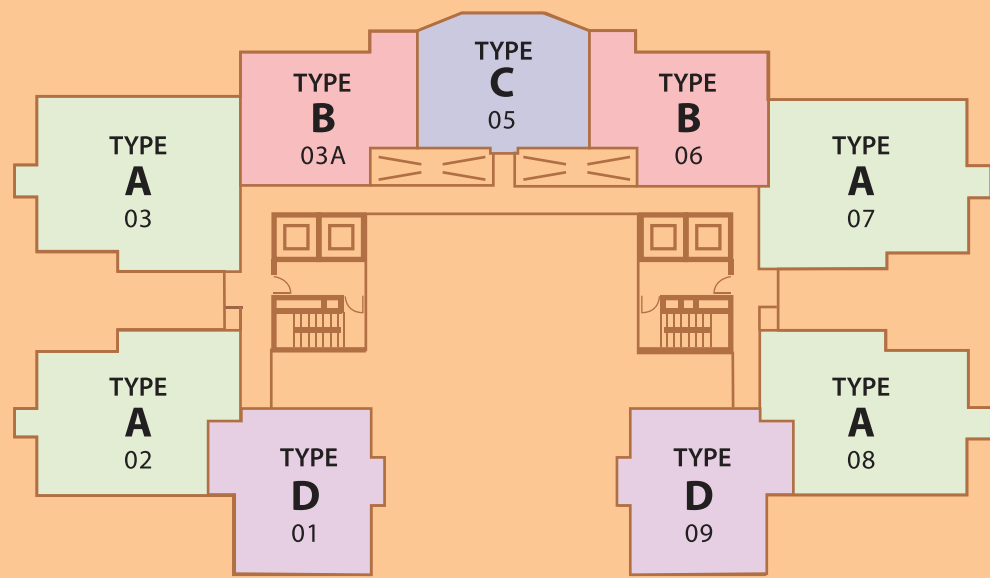
Type A
3 Bedrooms
Built-up: 1,410 sq. ft.



Type B
2 + 1 Bedrooms
Built-up: 1,012 sq. ft.

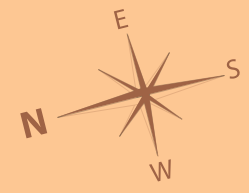
Floor Layout

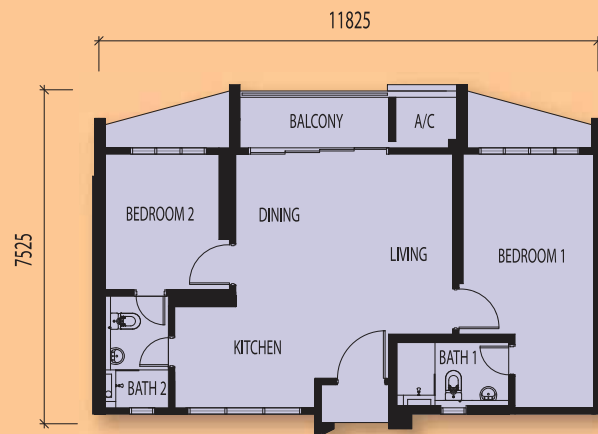
UNITEN View



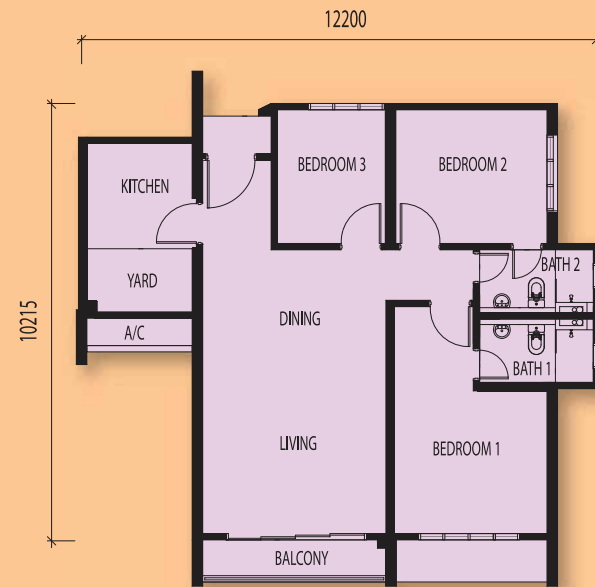
IOI City Mall View

Golf Course View





Type C
2 Bedrooms
Built-up: 872 sq. ft.



Type D
3 Bedrooms
Built-up: 1,151 sq. ft.



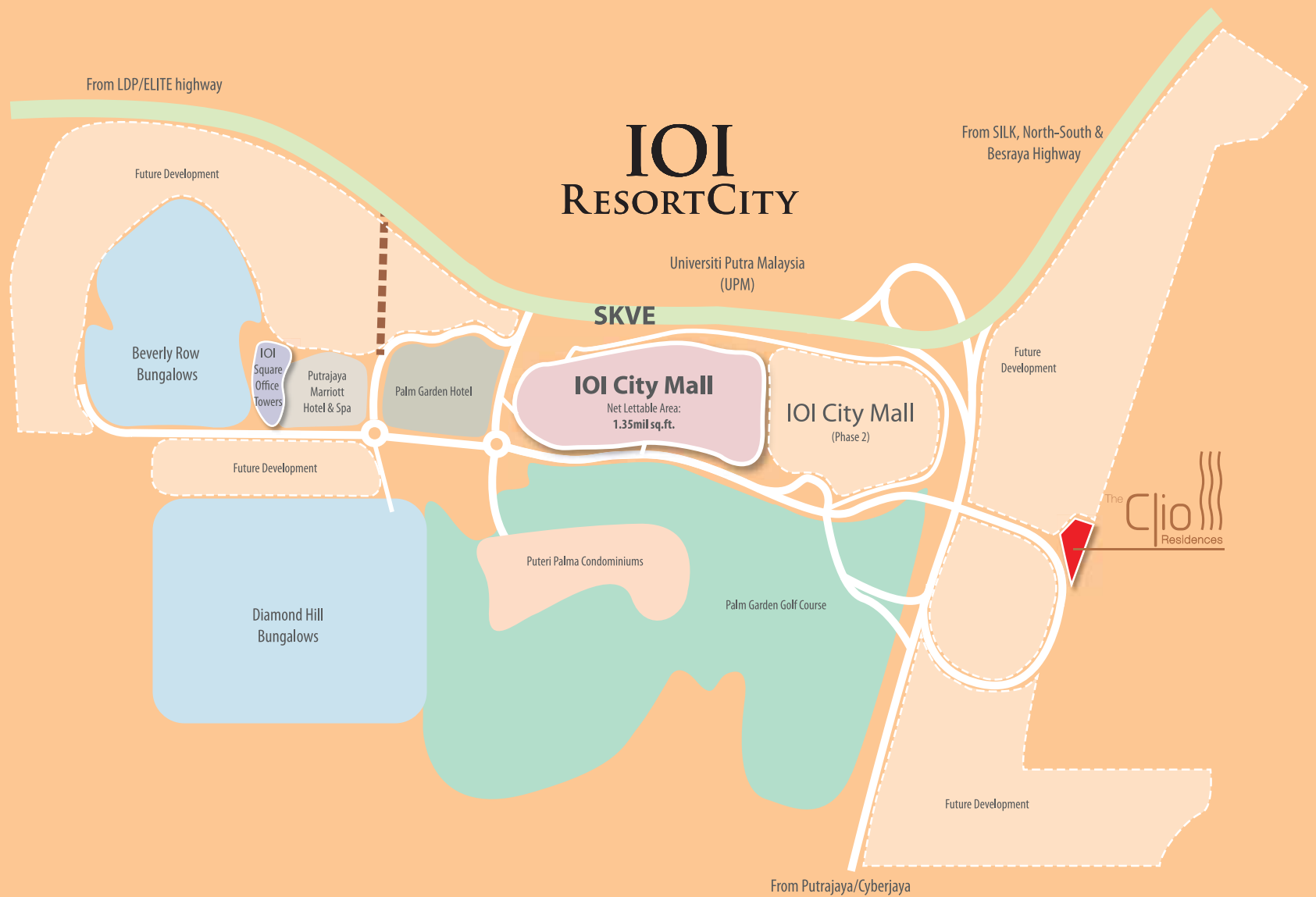
Specifications

Structure	- Reinforced Concrete
Wall	- Reinforced Concrete / Brickwork
Roofing Material	- Concrete Slab
Ceiling	- Concrete Slab / Gypsum Plaster Board
Windows	- Aluminium Framed Window
Doors	- Timber Door / Aluminium Sliding Door / Flush Door
Ironmongery	- Quality Locksets
Wall Finishes	- Internal Walls: Plaster & Paint - External Walls: Plaster & Paint - Kitchen and bathroom : Selected full height porcelain/ceramic tiles

Floor Finishes	- Living, Dining, Kitchen, Balcony, Bedroom, Bathroom and Yard: Selected Porcelain Tiles - Others: Cement Rendered
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Sanitary & Plumbing Fittings	Type	A	B	C	D	E
	Wash Basin	2	2	2	2	4
	Shower	2	2	2	2	4
	Water Closet	2	2	2	2	4
	Kitchen Sink	1	1	1	1	1
Electrical Installations						
	Lighting Point	21	17	14	19	45
	Ceiling Fan Point	5	4	4	5	8
	Power Point	19	19	17	19	29
	Air Conditioning Point	4	3	3	3	7
	Water Heater Point	2	2	2	2	4

IOI RESORTCITY





Fine Living Within Resort City

The Clio is part of the IOI Resort City neighborhood, home to a rich mix of hospitality, retail and leisure services. It offers you a rare opportunity to savour a full life within an exclusive community atmosphere, away from the hustle and bustle of the outside world. Here is where you can enjoy countryside walks, explore inns, restaurants, golf courses and go on a shopping spree at the mall within walking distance.



IOI City Mall - Artist's Impression



Palm Garden Golf Course



Putrajaya Marriott Hotel & Spa

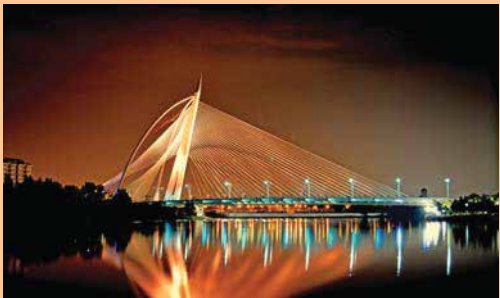


Palm Garden Hotel

Strategic Location

A premium home with excellent accessibility, you can enjoy a hassle-free drive any time of the day. Putrajaya, Cyberjaya, KLIA, Kuala Lumpur City Centre and Petaling Jaya are all easily accessible via the established network of highways.

- SILK Highway
- Lebuhraya Damansara - Puchong (LDP)
- MAJU Expressway (MEX)
- South Klang Valley Expressway (SKVE)
- North - South Central Link Expressway





IOI PROPERTIES

IOI Properties has consistently been recognised as one of Malaysia's top ten developers; being known for creating sustainable and close-knit modern communities such as **IOI Resort City**, Bandar Puteri Puchong, Bandar Puchong Jaya and 16 Sierra - all of which are synonymous with contemporary residences, amenities, facilities and infrastructure.

As a people-driven corporation that is continuously exploring opportunities to strengthen bonds with its communities and customers, **IOI Properties** has initiated many "firsts" for the company, which included the first community portal, the first community privilege card, and the IOI Branded Customer Experience.

IOI Properties' relentless pursuit for quality excellence has yielded numerous awards and recognitions, including:

- The International Property Awards 2013 - 2014 for:
 - Best Retail Development : IOI City Mall
 - Best Golf Development : Palm Garden Golf Club
- Par Golf Awards : Best New Golf Course 2012



Puchong Financial Commercial Centre (PFCC)



Dacin Construction Co Ltd was founded in 1967 and listed in 1996 with a paid-up capital that now stands at USD73.2mil. In 2008, **Dacin Construction Co Ltd** generated a total revenue of more than USD 400mil for seven consecutive years. It has become one of the top 3 construction companies in Taiwan. The core businesses of **Dacin Construction Co Ltd** are construction, real estate development and offshore business. The group has been involved in a broad spectrum of construction projects, including luxury homes, international hotels, hi-tech factories, MRT engineering, shops and offices with over 30 ongoing projects. It envisages creating an integrated comprehensive division to provide the broadest services in construction, development and planning.

Prestigious Development:

International hotels: Mandarin Oriental, Shangri-La's Far Eastern Plaza Hotel Taipei

Luxury residences: The Residences, Mandarin Oriental Development (Named by Sotheby's as one of the world's top 10 luxury homes)

Others: 101 Taipei Foundation, Tai Shin Financial Tower, Kelti Shinyi Building

Dacin Construction Co Ltd is spreading its wings in international market, including China Mainland, Singapore, Malaysia and Vietnam.



Taipei 101 foundation - The world's tallest building in 2004

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property.marketingirc@ioigroup.com
www.theclio.com.my

IOI RESORTCITY

A project managed by:



A joint venture development with:



Developer

Mayang Dacin Development Sdn Bhd (Co.No.: 1044093-X)

ML, Two IOI Square, IOI Resort, 62502 Putrajaya, Malaysia.

Tel: 03-8947 8899 Fax: 03-8947 8844



Developer License No.: 13515-1/05-2016/0489(L) • Validity Period: 23/05/2014 – 22/05/2016 • Advertising & Sales Permit No.: 13515-1/05-2016/0489(P) • Validity Period: 23/05/2014 – 22/05/2016 • Authority Approving Building Plan: Majlis Perbandaran Sepang • Building Plan No.: MPSepang 600-34/3/69(8) • Expected Date of Completion: August 2017 • Land Tenure: Freehold • Land Encumbrances: Nil • Total Units: 234 units • Price: RM555,800 (Min) – RM1,723,800 (Max)

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