CALADIA

SERVICED APARTMENT

bandar Puteri Bangi

WELCOME TO
CALADIA
A FAMILY HAVEN

Inspired by the Caladium, a plant that flourishes as it grows, Caladia is a home designed for families to grow, connect and create meaningful moments together. Surrounded by greenery, there's plenty of space to explore, unwind and enjoy the simple joys of family life.

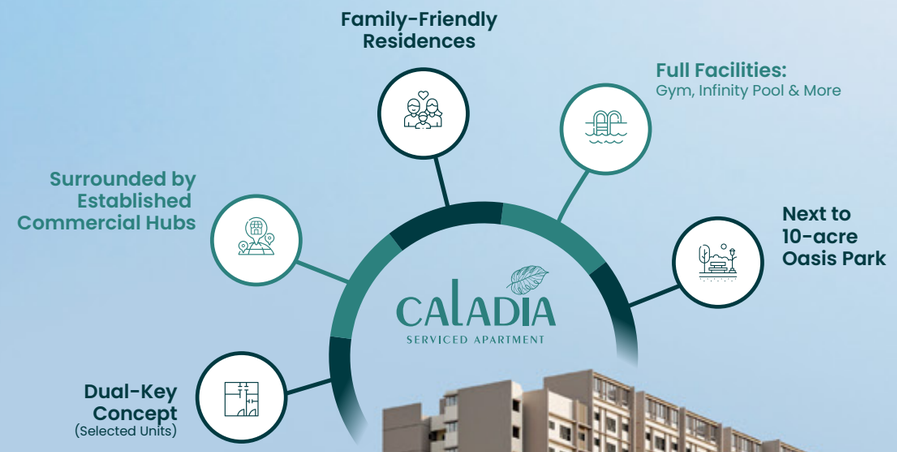
3 - 4
Bedrooms

2 – 3
Bathrooms

2 – 3
Parking Spaces

24-Hour
Security

Freehold



Walking distance to the 10-acre Oasis Recreation Park



HOME IS WHERE THE HEART IS

Right in the centre of it all, Caladia puts everyday essentials within easy reach while offering a welcome escape from the pace of the city. With convenient access to key destinations and amenities, everything you need is just moments away, making everyday life feel a little easier.

Lift Lobby *Artist's Impression Only



Gym Room *Artist's Impression Only


Infinity Pool *Artist's Impression Only

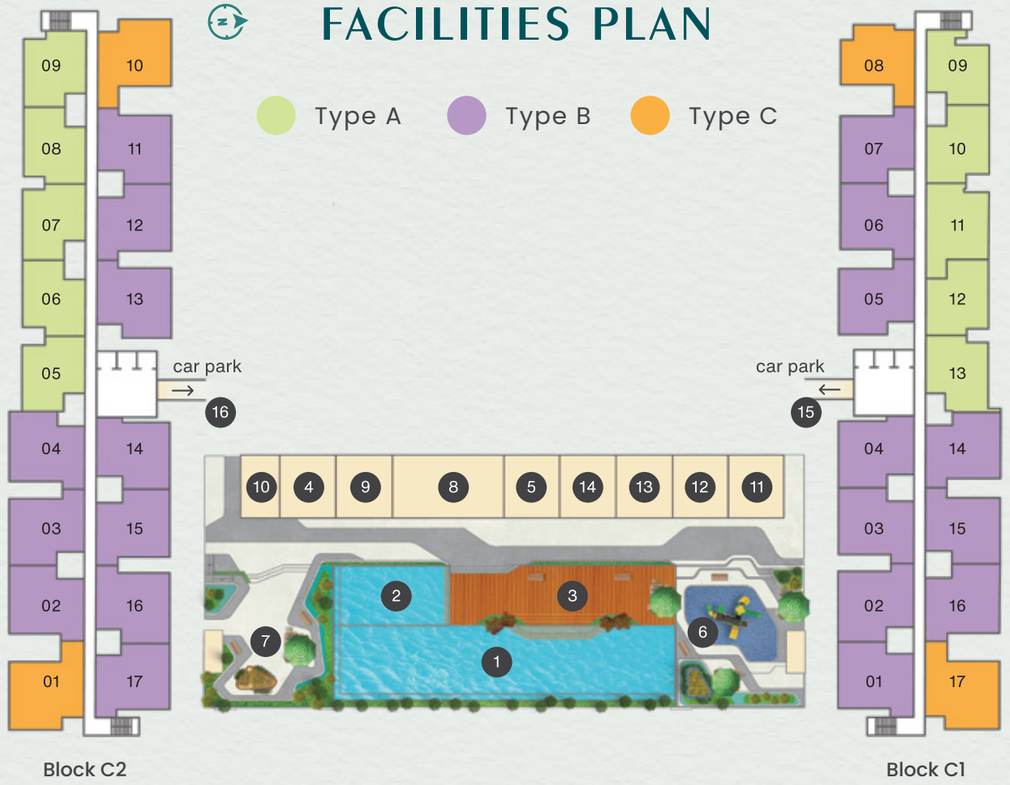
SPACE TO PLAY, MOVE AND UNWIND

Some days call for a swim, others for play, movement or simply being together. At Caladia, thoughtfully designed spaces make it easy to enjoy each day your way.



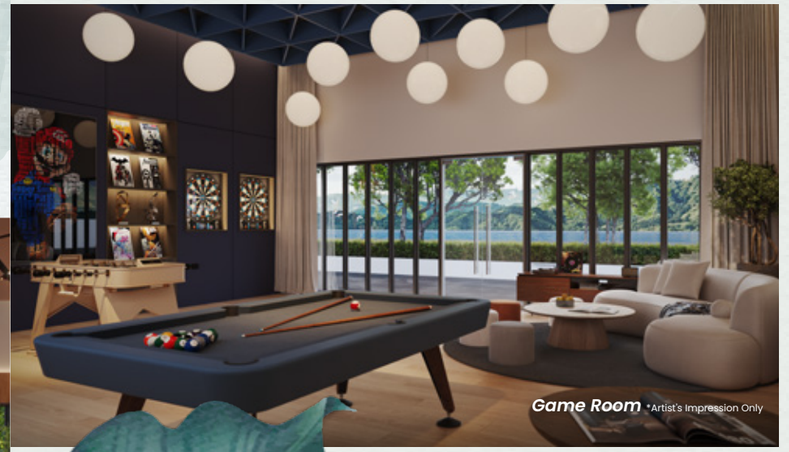

Multipurpose Hall *Artist's Impression Only

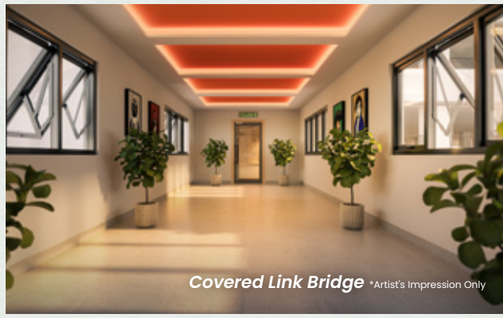
FACILITIES PLAN



FACILITIES

1. Infinity Pool
2. Wading Pool
3. Pool Deck
4. Management Office
5. Gymnasium
6. Playground
7. BBQ Area
8. Multipurpose Hall
9. Laundry
10. Convenience Store / Cafe
11. Men's Surau
12. Women's Surau
13. Men's Changing Room
14. Women's Changing Room
15. Link Bridge to Block 1
16. Link Bridge to Block 2


Game Room *Artist's Impression Only


Covered Link Bridge *Artist's Impression Only


Multipurpose Hall *Artist's Impression Only



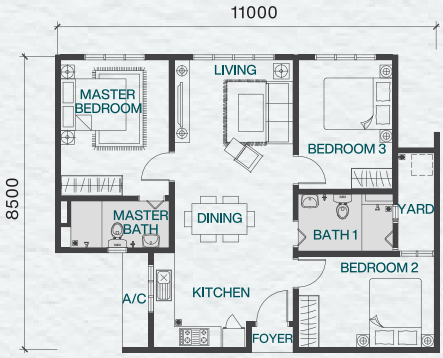
FLOOR PLAN

Type A

904 sq.ft

3 Bedrooms

2 Bathrooms

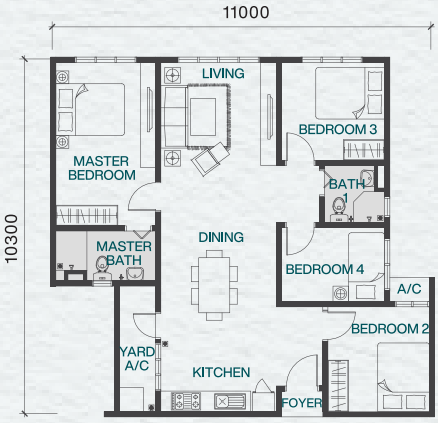


Type B

1,055 sq.ft

4 Bedrooms

2 Bathrooms



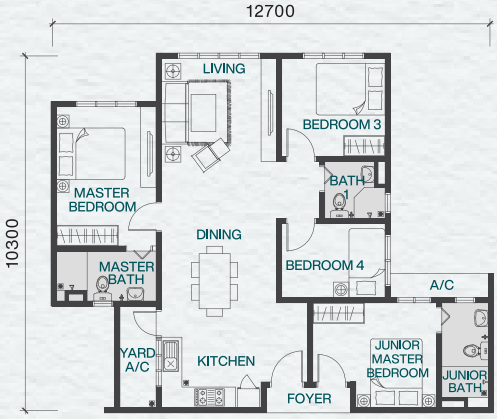
Type C

DUAL-KEY

1,098 sq.ft

4 Bedrooms

3 Bathrooms



SPECIFICATIONS

Structure	Reinforced Concrete Frame
Wall	Reinforced Concrete / Brickwork
Roof	Reinforced Concrete Flat Roof
Ceiling	Skim Coat / Plaster Ceiling
Window	Aluminium Frame Glass Window
Door	Fire Rated Door / Timber Flush Door / Aluminium Bifold Door
Ironmongery	Quality Lockset
Floor Finishes	Selected Tiles / Cement Render
Wall Finishes	Plaster & Paint / Selected Tiles
Plumbing & Sanitary Fittings	Pedestal WC / Basin / Shower Head / Kitchen Sink / Water Tap
Electrical Installations	Ceiling Fan Point / Lighting Point / 13A SSO / Air-Cond Point / Water Heater Point / SMATV Point / Fiber Wall Socket

Disclaimer: All images, renderings, illustrations, show units, amenities and accessories are for illustrative purposes only and may differ from the actual development. Plans, specifications, materials, areas and measurements are indicative only and subject to change, amendment and final survey. Show-unit furnishings, fittings, accessories and appliances are for display purposes only and do not form part of any contract or warranty. While reasonable care has been taken, the developer/vendor and its related parties accept no responsibility for inaccuracies or omissions. The sale and purchase agreement governs all terms and conditions.

WELL CONNECTED, CLOSE TO EVERYTHING



Amenities

Oasis Park	200 m
Enigma Square	1.4 km
Bangi Fresco (Upcoming)	1.4 km
Kubica Square	1.6 km
Lotus's Bandar Puteri Bangi	1.9 km
Bandar Bukit Mahkota	2 km
Nilai 3 Wholesale Centre	7 km
Semenyih	11 km
IOI City Mall	21 km
Putrajaya	22 km

CALADIA
SERVICED APARTMENT

bandar Puteri Bangi

A TOWNSHIP DEVELOPED BY:
IOI PROPERTIES
Trusted.

DEVELOPER:
Knowledge Vision Sdn. Bhd. (1027577-P)
(A Subsidiary Company of IOI Properties Group Bhd)

MARKETING & SALES OFFICE:
IOI Galleria @ Bangi
1, Laman Puteri 2, Bandar Puteri Bangi, 43000 Kajang, Selangor
Sales Gallery Open Daily 10am - 5pm

03-8929 9988
www.ioiproperties.com.my/caladia

Caladia Serviced Apartment • Developer's Licence No.: 13501/02-2028/0462(A) • Validity Period: 07/02/2023 – 06/02/2028 • Sales & Advertising Permit No.: 13501-8/05-2027/0380(A)-(S) • Validity Period: 06/05/2024 – 05/05/2027 • Land Tenure: Freehold • Land Encumbrances: Nil • Approving Authority: Kajang Municipal Council (MPKJ) • Building Plan Approval No.: BIL.(24) DLM.MPKJ2/P/42/2018 • Expected Completion Date: May 2027 • Block 1 : 385 units of 23-storey Serviced Apartments (Balance Units: 237) • Price: RM477,250 (Min) - RM653,200 (Max) • Block 2 : 377 units of 22-storey Serviced Apartments • Price: RM477,250 (Min) - RM652,050 (Max) • Bumiputera Discount: 10% • "THIS ADVERTISEMENT HAS BEEN APPROVED BY THE NATIONAL HOUSING DEPARTMENT" and "THE APPROVED DEVELOPMENT AND ADVERTISEMENT INFORMATION CAN BE VERIFIED AT TEDUH.KPKT.GOV.MY"