



SEIRING



RESIDENSI



DAMASURIA
SUBANG



SEIRING RESIDENSI

SERVICED APARTMENT



AN ICONIC SPACE FOR
A YOUNG URBAN LIFESTYLE

**CONVENIENCE,
ACCESSIBILITY,
INTEGRATION**

Nestled in the border of Kota Damansara and Subang, DAMAISURIA is an integrated township spread across 46 acres, where all your education, services, retail and entertainment needs are covered, ensuring the very best for your future generations.

DAM AISURIA has the finest amenities and conveniences, with various schools and shopping malls in its vicinity. It is easily accessible via the NKVE, GCE and North-South Central Link, while the proposed DASH (Damansara-Shah Alam Elevated Expressway) will form a direct link to Petaling Jaya and Kuala Lumpur.





**EXCLUSIVE YET
AFFORDABLE,
FAMILY LIVING
AMID A NATURAL
ENVIRONMENT**

Set amid 1.85 acres of lush greeneries, DAMAISURIA offers a clean, natural environment to enjoy your family life, to bring up children or to spend your golden years.

With its array of amenities, you will enjoy an exclusive lifestyle that is affordable. DAMAISURIA offers the prudent buyer the opportunity to invest in a living space that's luxurious yet competitively priced.



AFFLUENT BUT EFFORTLESSLY ELEGANT, WITH FLEXI PRIVATE SPACE

Damansuria is an integrated township, developed in four phases.

Seiring Residensi is Phase One of the Damansuria township, consisting of serviced apartments designed for an affluent and elegant lifestyle.

Consisting of four towers, **Seiring Residensi** offers a selection of units with sizes ranging from 668 sq ft to 972 sq ft, with up to four bedrooms.

Featuring modern and practical layouts, these spaces have been designed to cater to the urban vibrant lifestyles of Subang denizens.





FOR EVERY
HOME OWNER,
FROM SINGLES TO
FAMILIES

Thoughtful design and inventive ideas are behind every part of Seiring Residensi. Modern facilities and unique architecture, complemented by breathtaking natural terrain and water features, form a beautiful backdrop to a habitat you can call your own.

Drive into the city with ease, explore the bustling metropolis, enjoy all the conveniences of modern living and come home to a welcoming grand entrance of your private bayside sanctuary.

A SAFE HAVEN PRIVATE
PEACEFUL PRISTINE



MULTI-TIER SECURITY SYSTEMS



MAIN ENTRANCE
(For Seiring Residensi)
• Foldable Gate



GUARDHOUSE
(Drop-off & pick-up area)
• Key Access Card
• CCTV Surveillance
• Barrier Gate



LIFT ACCESS
(To dedicated floor)
• Key Access Card
• CCTV Surveillance



CARPARK
• CCTV Surveillance



FACILITY FLOOR
(Ground, level 8 & roof top)
• Key Access Card
• CCTV Surveillance



LIFT LOBBY
• Key Access Card
• CCTV Surveillance



ANTI-CLIMB PERIMETER
FENCING
• 6ft Height



A distinct rhythm of peace echoes throughout Seiring Residensi every minute of the day. With 24-hour surveillance coupled with a variety of uncompromising security features, residents shall have full confidence in the state of their safety.



NURTURE WITH NATURE

Seiring Residensi is equipped with extensive recreational and leisure amenities, designed for a healthy and active lifestyle for the young and old.

Expect not just an ordinary park, but enjoy the exclusivity of living in a serviced apartment with a play pool. Find your children having a big splash of a fun time with the colourful water slides.

An impressive variety of facilities are at your disposal here at **Seiring Residensi**. Exuding a resort-style ambiance with lush trees, you can lounge around the play pool and dive into the cool waters for respite.



HIGHLIGHTS

ROOF TOP

1. Outlook deck
2. Rooftop relax lounge

LEVEL 8

3. Multipurpose room
4. Multifunction court
5. Urban playground
6. Lookout corner
7. Open lawn
8. Signature pavilion
9. Jogging track
10. Reflexology path
11. Spice garden
12. Yoga deck
13. Sand pit

GROUND LEVEL

14. Swimming pool & Wading pool
15. Pool lounge
16. Jogging track
17. Sunbath deck/pool deck
18. Outdoor shower area
19. Pavilion
20. Children playground
21. Indoor Gym
22. Outdoor gym
23. Changing room
24. BBQ corner
25. Praying room



FLOOR PLAN

PRIVATE SUITES

LEVEL 2-7

LINEAR PARK VIEW

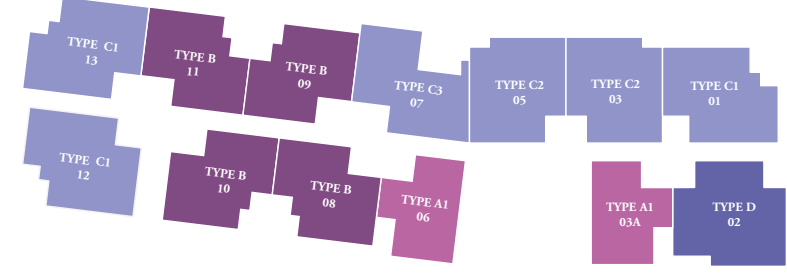


FACILITIES VIEW

SKY SUITES

LEVEL 8-31

LINEAR PARK VIEW

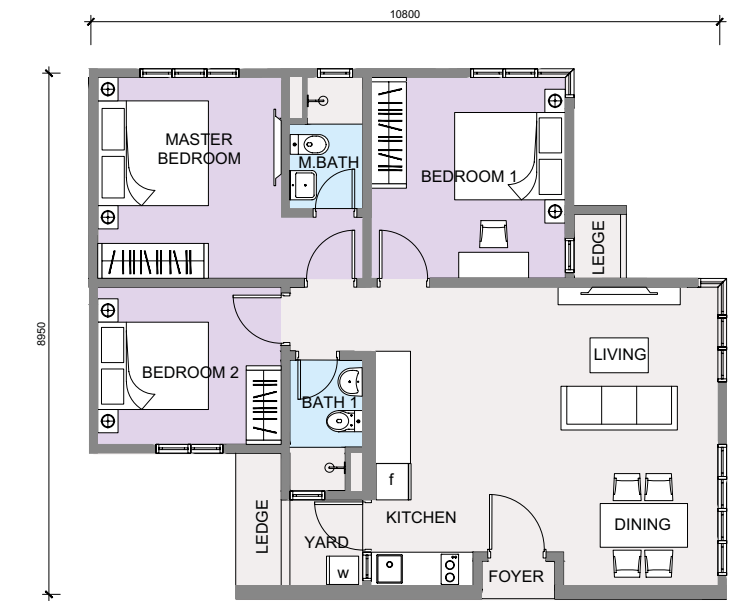


FACILITIES VIEW

TYPE C1

(884SF)

3 + 2



TYPE C2

(885SF)

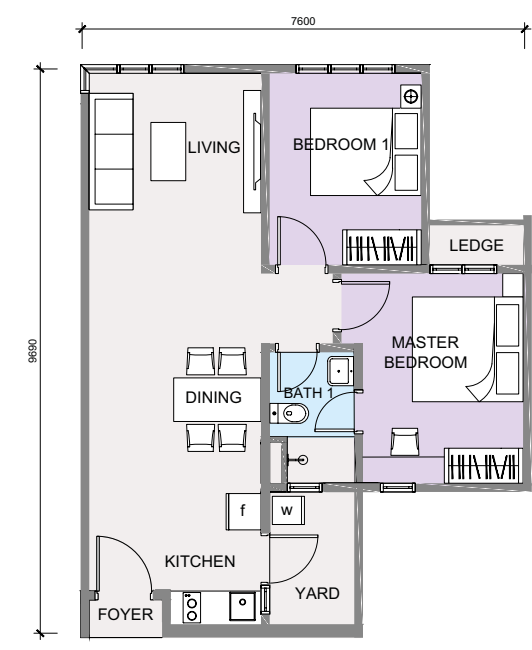
3 + 2



TYPE A1

(668SF)

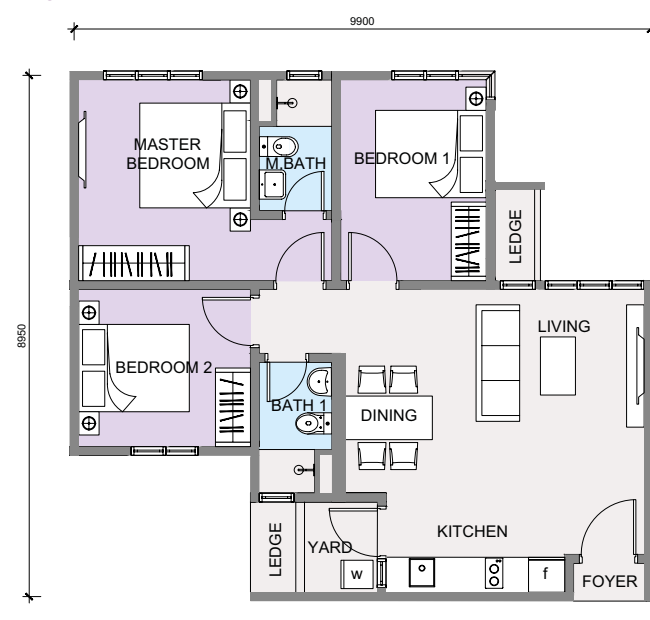
2 + 1



TYPE B

(774SF)

3 + 2



TYPE C3

(886SF)

3 + 2



TYPE D

(972SF)

4 + 2





EASY ACCESSIBILITY TO EVERYTHING

With a direct link to the Guthrie Corridor Expressway, Seiring Residensi has an easy connection to all that is convenient. It is also a stone's throw away from the Sultan Abdul Aziz Shah Airport.

Residents are connected to various public and private schools with convenience to various options for grocery and shopping.

Schools

SJK (C) Subang
SK TUDM Subang
SMK Subang Bestari

University and College

REAL / Seri Cahaya School
UiTM Puncak Perdana Campus
Asia Pacific School
HELP college Subang 2
SEGI University
HELP International School

Shopping Mall

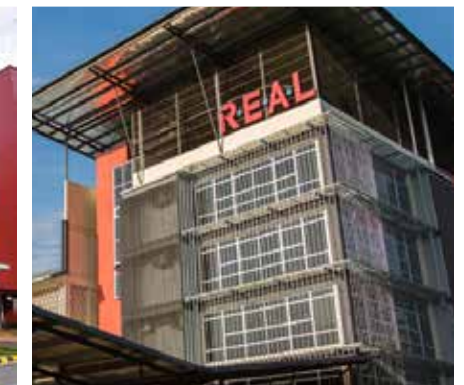
Star Avenue Lifestyle Mall
Mydin Bukit Jelutong
Jaya Grocer

Medical Centre

Ramsay Sime Darby Medical Centre
Pusat Perubatan Tropicana

Recreational Park And Club

Denai Alam Recreation Riding Club
Monterez Golf & Country Club



10 REASONS TO CHOOSE SEIRING RESIDENSI

1



FREEHOLD PROPERTY

Freehold property with a 99-year lease period. This is the most secure form of tenure, giving you full control over your property.

2



EXCELLENT CONNECTIVITY

Easily accessible via the New Klang Valley Expressway, Guthrie Corridor Expressway and North-South Central Link and proposed Damansara-Shah Alam Elevated Expressway

3



STRATEGIC LOCATION

Surrounded by matured township and amenities

4



SELF-CONTAINED DEVELOPMENT

Equipped with all the convenience and amenities for modern urban living

5



EXCLUSIVE YET AFFORDABLE

Competitively priced but designed with exclusive amenities

6



GREEN LIVING

Set on 1.85 acres Central Linear Park, enjoy a healthy lifestyle amid lush nature

7



TOP NOTCH FACILITIES

To cater to the needs of all residents and enable them to enjoy modern condo living

8



PRACTICAL & FUNCTIONAL LAYOUT

Cleverly designed with usable space in all areas

9



MULTI-TIERED SECURITY SYSTEMS

Gated & Guarded with 24hrs Security

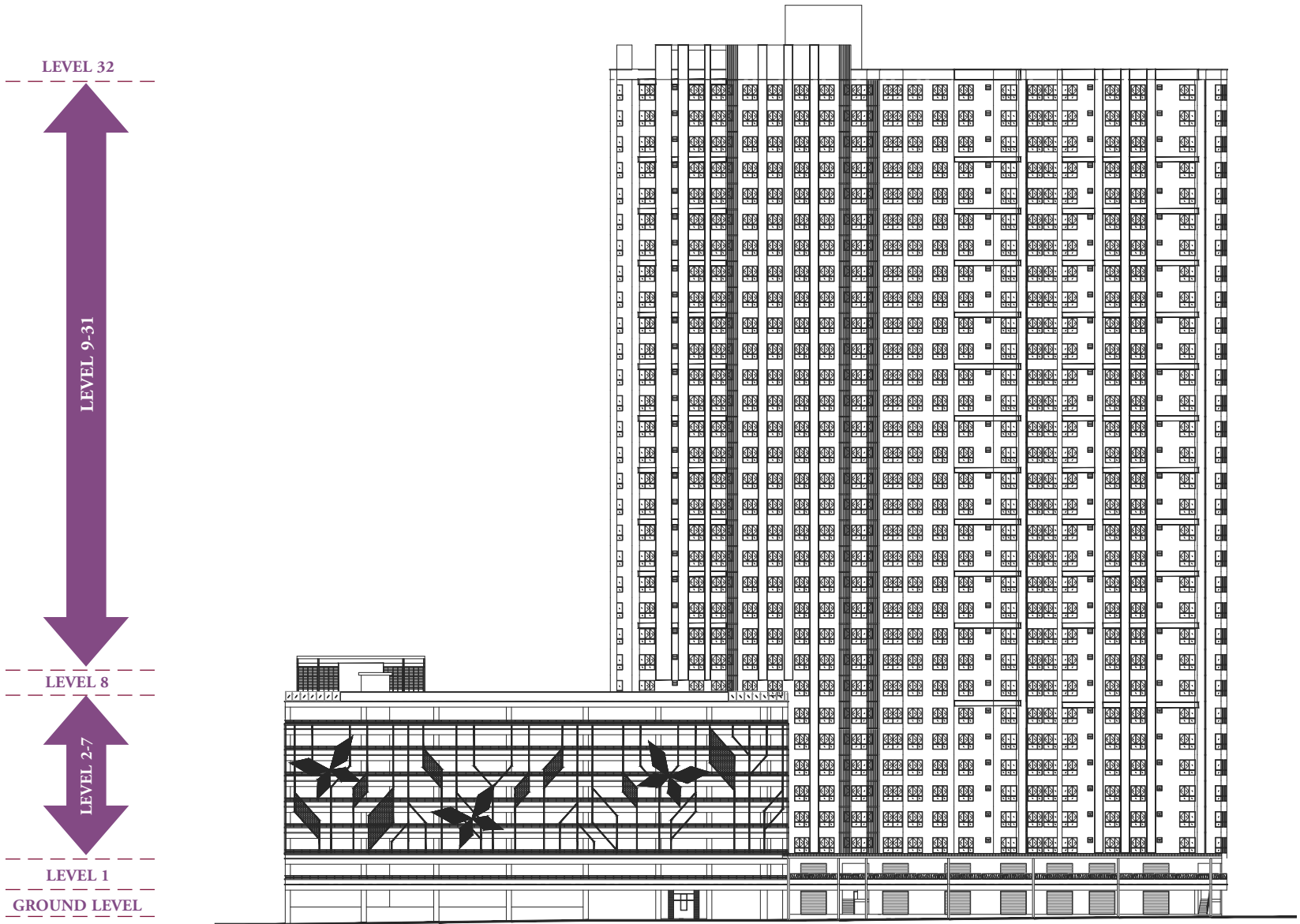
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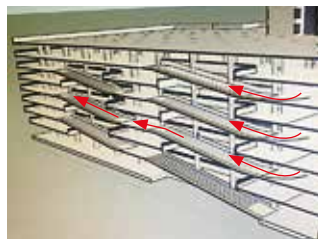
EXCELLENT INVESTMENT OPPORTUNITY

With its strategic location and complete amenities, Seiring Residensi is a valued and worthy investment.

ELEVATION PLAN



- LEVEL 32 - ROOF GARDEN
- LEVEL 9-31 - SERVICED APARTMENT
- LEVEL 8 - FACILITIES & SERVICED APARTMENT
- LEVEL 2-7 - SERVICED APARTMENT & CAR PARK
- LEVEL 1 - SHOP LOTS & SERVICED APARTMENT
- GROUND LEVEL - FACILITIES & SHOP LOTS



Friendly and wide speed ramp with only 3 turns to reach top car park floor, cater for all drivers and vehicles.



Open car park space with high visibility.

COMFORTABLE DRIVING EXPERIENCES

Due to the large span of the ramp, it brings the brightness in, making it safe with high visibility. Drivers will not get anxiety often associated by dark buildings. Thanks to the wide space and skip level, maneuvering is easier and destination will be achieved faster.


SPECIFICATION

Structure	:	Reinforced Concrete Structure		
Wall	:	Brick Wall / Concrete Wall / Masonry Wall		
Roof	:	Reinforced Concrete Flat Roof		
Ceiling	:	Skim Coat & Paint / Plaster Ceiling & Paint		
Windows	:	Aluminum Framed Glass Panel Window / Louver Window		
Doors	:	Fire Rated Door / Timber Flush Door		
Ironmongery	:	Quality Locksets		
Wall Finishes	:	Bath	:	Tiles
	:	Kitchen	:	Tiles
	:	Internal Walls	:	Plaster & Paint / Skim Coat & Paint
	:	External Walls	:	Plaster & Paint / Skim Coat & Paint
Floor Finishes	:	Bedroom	:	Tiles
	:	Others	:	Tiles
	:	Yard (If applicable)	:	Tiles
	:	Ledge	:	Cement Render

Sanitary Installation

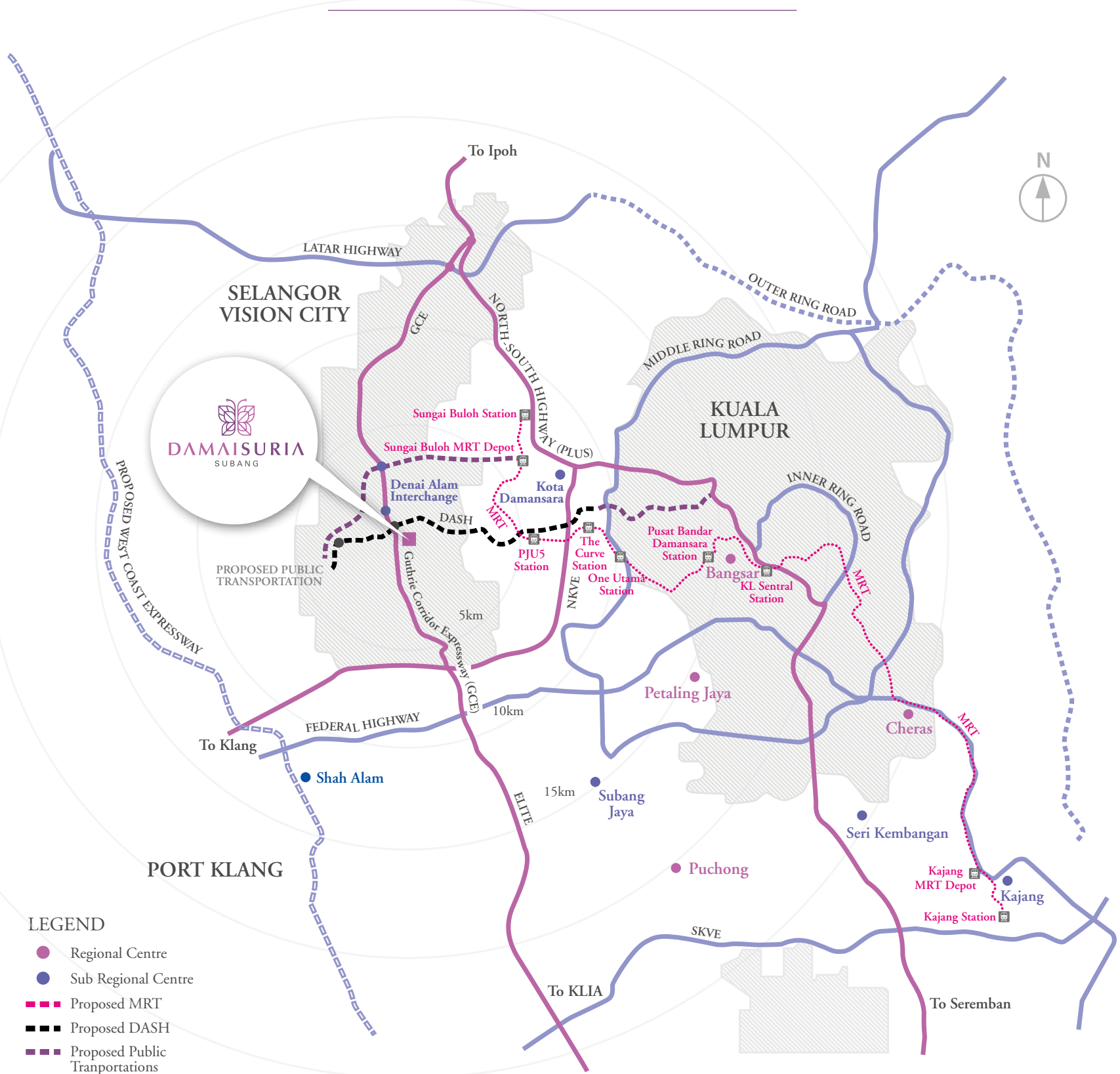
ITEMS	TYPE A1	TYPE B	TYPE C1/C2/C3	TYPE D
WATER CLOSET	1	2	2	2
BASIN & TAP	1	2	2	2
TOILET ROLL HOLDER	1	1	1	1
SHOWER ROSE	1	2	2	2
TAP	1	2	2	2
WASHING MACHINE TAP	1	1	1	1
KITCHEN SINK TAP	1	1	1	1

Electrical Installation

ITEMS	TYPE A1	TYPE B	TYPE C1/C2/C3	TYPE D
LIGHTING POINT	8	11	11	12
CEILING FAN POINT	4	5	5	6
13A SWITCH SOCKET OUTLET	9	11	13	15
15A SWITCH SOCKET OUTLET	1	1	1	1
FIBER WALL SOCKET	1	1	1	1
20A AIR COND POINT	2	2	3	3
15A WATER HEATER POINT	1	1	1	1

Notes: The specifications are subject to change(s) by local authorities, developer, project architect and other consultants

ACCESSIBILITY AND CONNECTIVITY

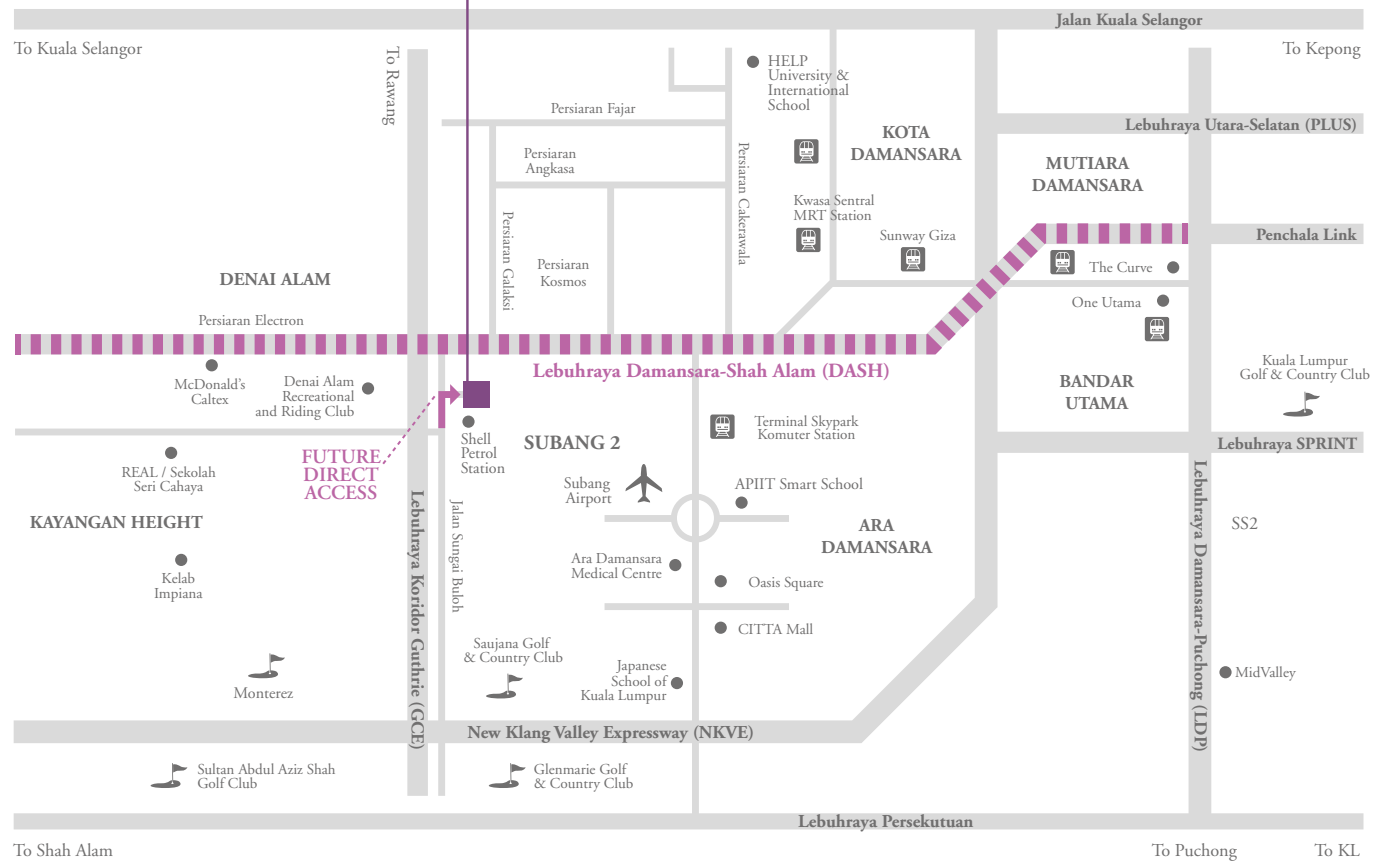


LEGEND

- Regional Centre
- Sub Regional Centre
- Proposed MRT
- Proposed DASH
- Proposed Public Transportations



DAMAISURIA SUBANG



A Prestigious Development by



NPO BUILDERS SDN BHD (284572-T)
N-16-01, Penthouse, Level 16, First Subang, Jalan SS15/4G
47500 Subang Jaya, Selangor

Please visit our sales gallery at

Damai Suria @ Subang

1300 22 9898
www.damaisuria.my

Housing Developer's License: 19707-1/07-2021/0583(L). Validity Date: 03/07/2019 – 02/07/2021. Advertising Permit: 19707-1/07-2021/0583(P). Validity Date: 03/07/2019 – 02/07/2021. Developer: NPO Builders Sdn Bhd. Tenure of Land: Freehold. Land Encumbrances: OCBC Bank Malaysia Berhad. Project Name: Damaisuria (Phase 1 – Seiring). Expected Date of Completion: May 2022. No. of Unit: 370 units (Type A1 – 55 units, Type B – 122 units, Type C – 169 units, Type D – 24 units). Selling Price: RM459,300 (min) – RM722,370 (max). No. Unit of Affordable Home: 264 units. Selling Price of Affordable Home: RM270,000 (min) – RM270,000 (max). Approving Authority: Majlis Bandaraya Shah Alam. Approved Building Plan No.: MBSA/OSC/PB/SEK.U6/0223/2018.

The information contained herein is subject to change and cannot form part of an offer or contract. All renderings are artist's impressions only. All measurements are appropriate. All plans are intended to serve as a guide only and are subject to approval by the relevant approving authorities and maybe modified or amended as directed by the approving authorities and/or project consultants. All built ups indicated are approximate measurements only and are subject to final survey/confirmation by the land surveyor/appropriate authorities. While every reasonable care has been taken in preparing this material, the developer cannot be held responsible for any inaccuracy. The numbering and postal address for the said parcel when issued by the appropriate authority may not be the identical description as stated in this booklet. Any dispute arising therein shall not be the subject matter of any claims for damages, compensation and/or whatsoever. The purpose of this brochure is to advise that registration of interest is now open.