

BE ONE WITH TRENDY LIVING



one
cochrane
RESIDENCES





WHY ONE COCHRANE RESIDENCES IS THE PLACE TO BE

5—7
Units
Per Floor



4
Lifts Per
Floor



Excluding 1 Dedicated
Service Lift

Connectivity
To MRT
& Highways



Freehold
Residential
Status

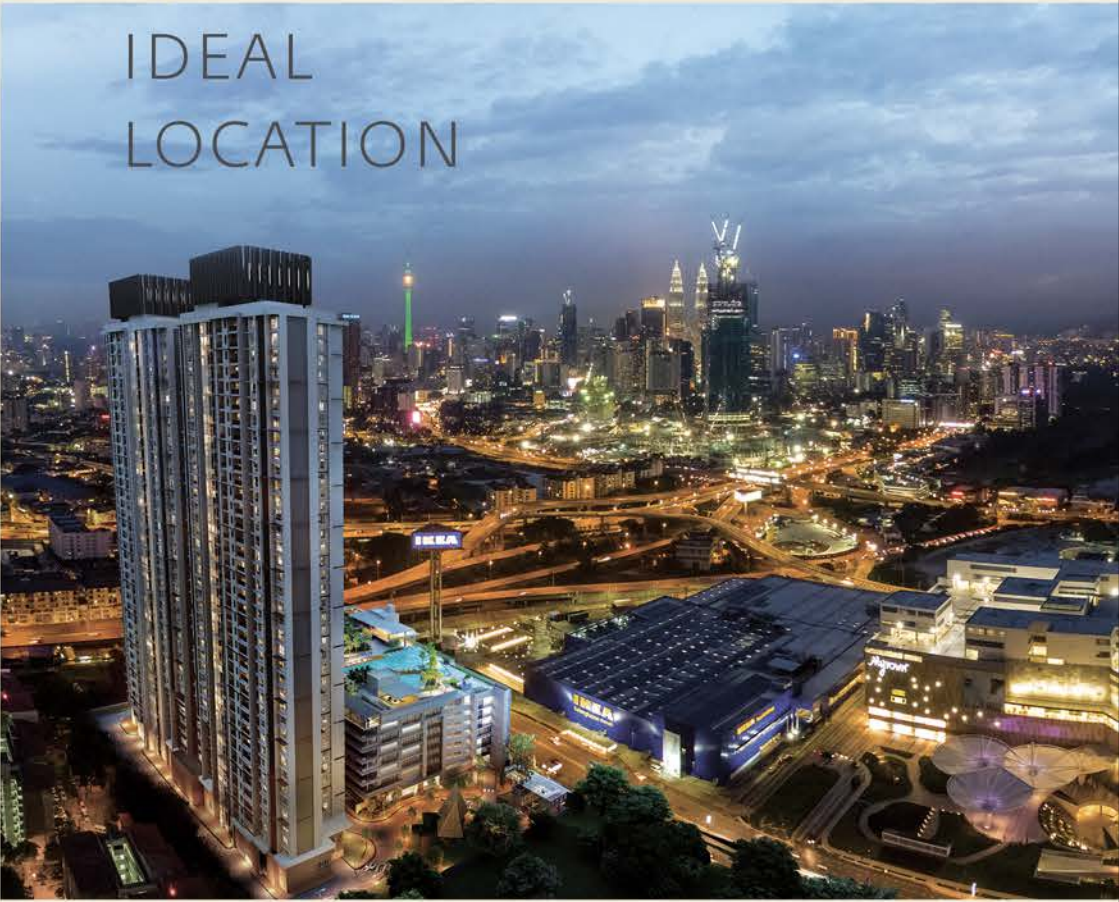


BE one WITH THE HOME OF YOUR DESIRES

Dwell in a serene sanctuary amid the excitement of the city. At One Cochrane Residences, you're connected to everything the city has to offer, from MyTOWN to IKEA. It also neighbours the Tun Razak Exchange (TRX), an upcoming international financial and business district and the Cochrane MRT station – all outside your doorstep.

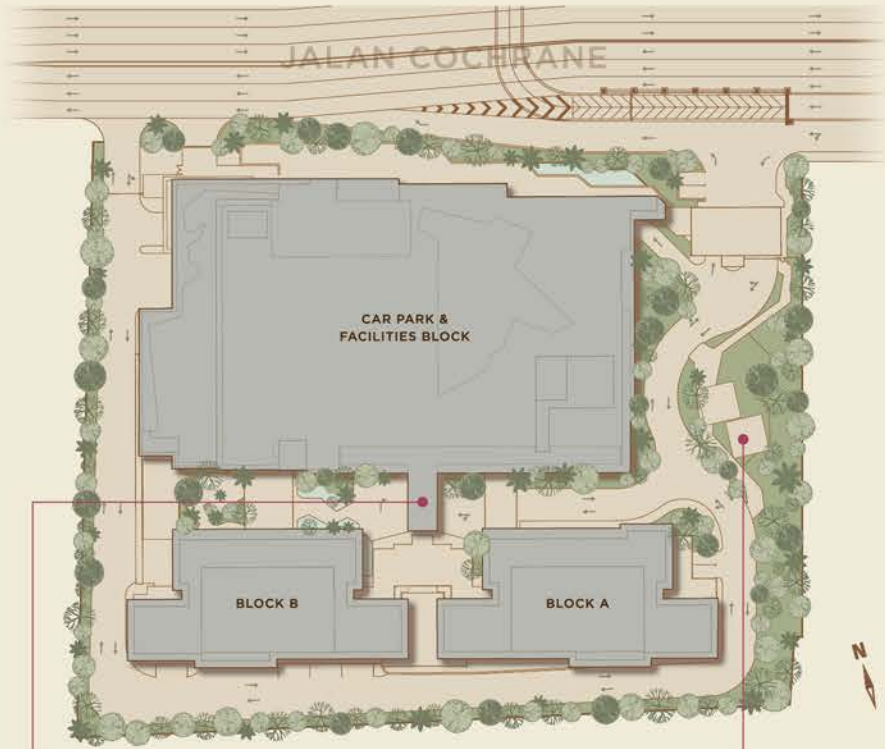
So come home to a place where you can be one with the city and all the pleasures of a contemporary lifestyle.

BE ONE
WITH AN
IDEAL
LOCATION



Strategically located at Jalan Cochrane just 4.2km southeast from KL City Centre, the address lends more than its name for One Cochrane Residences - the location truly lets you be one with the city and trendy living.

LAYOUT PLAN

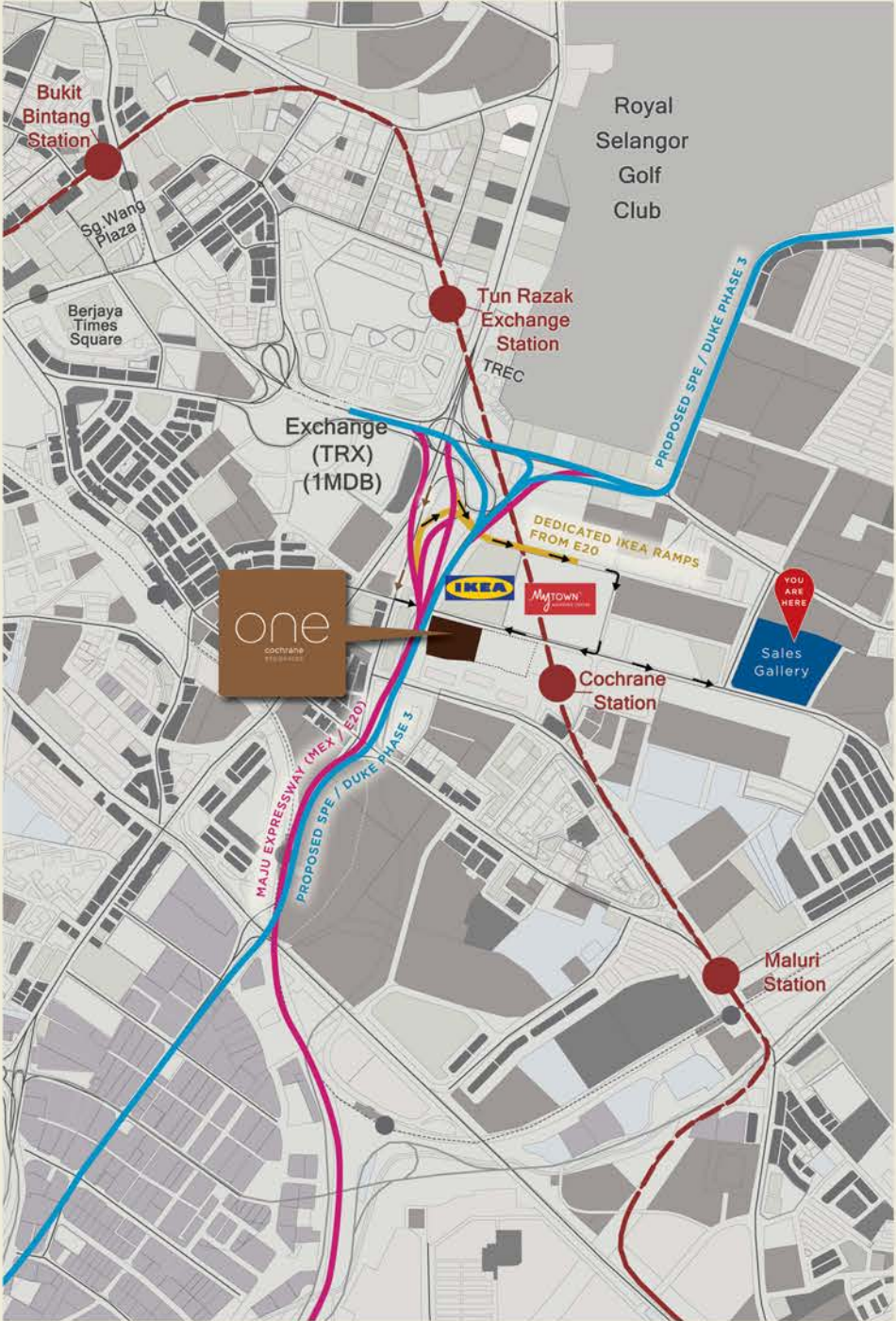


Tree house, an artist's impression.



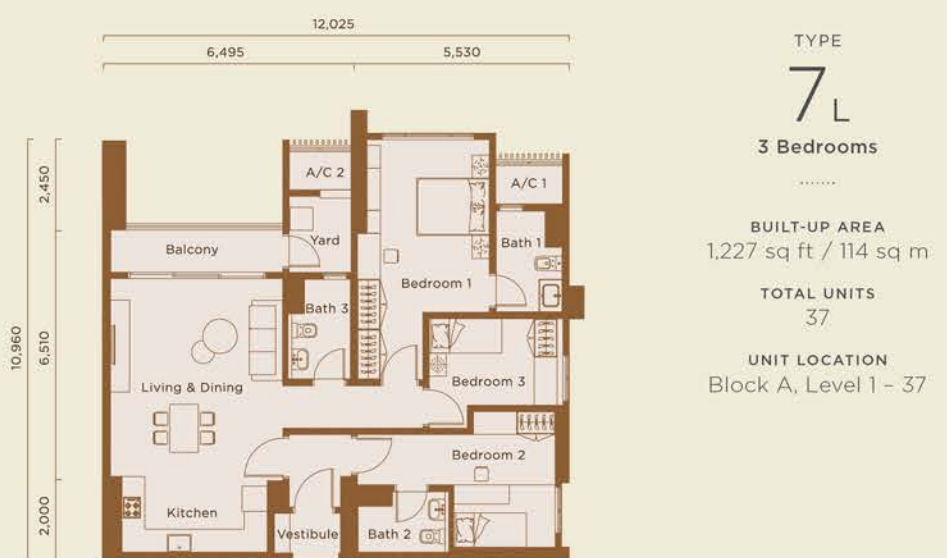
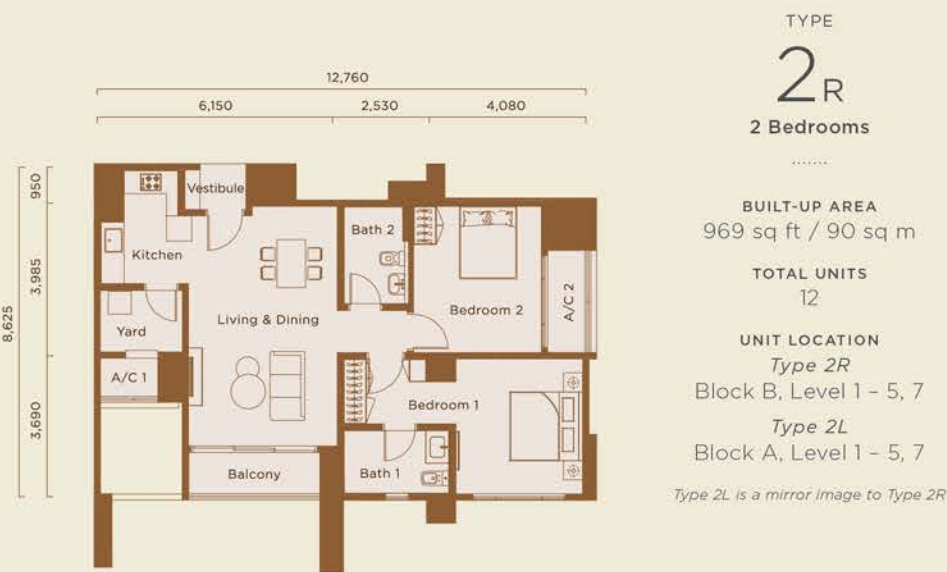
Link bridge, an artist's impression.

Find Accents of
Nature And Vast
Landscaping

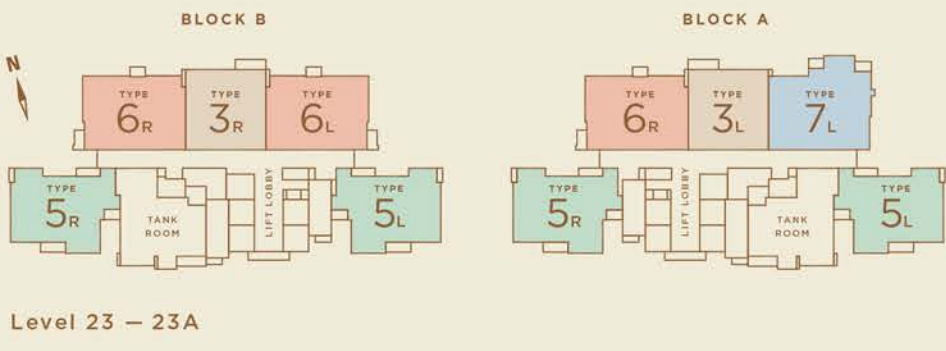
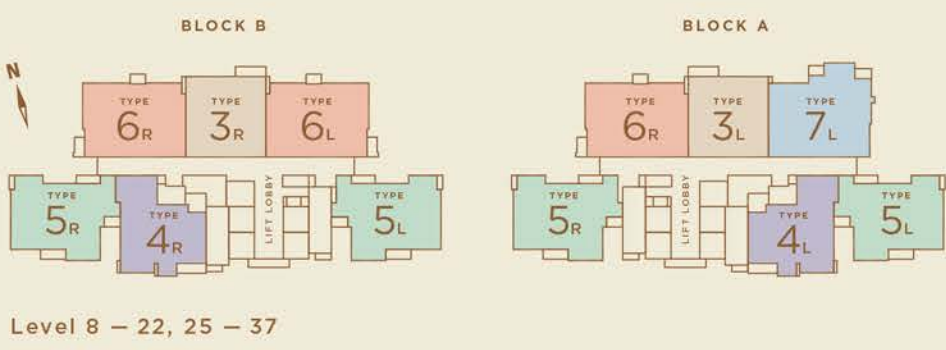
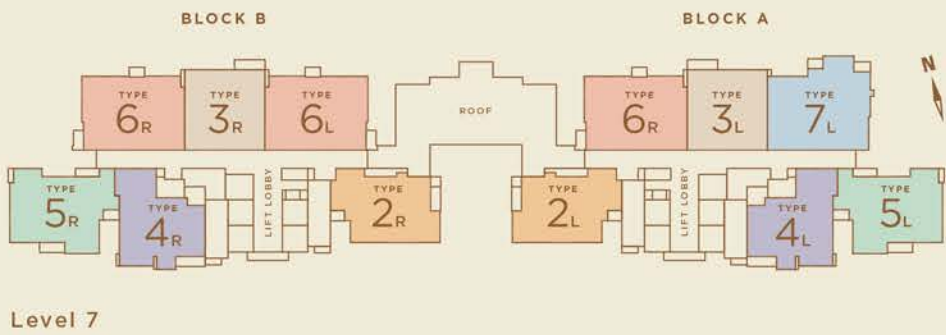
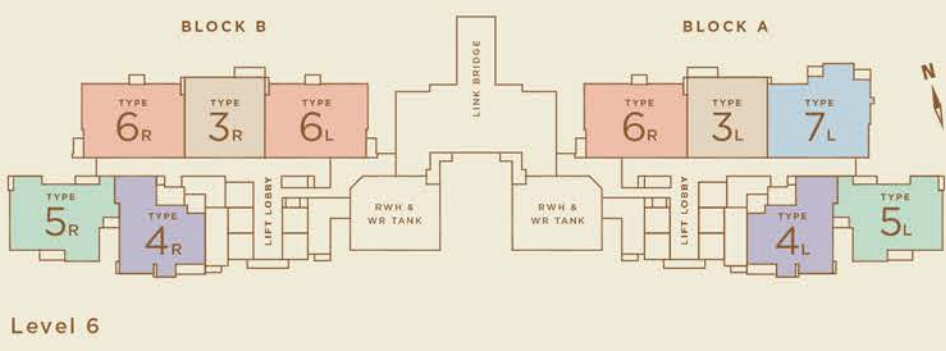
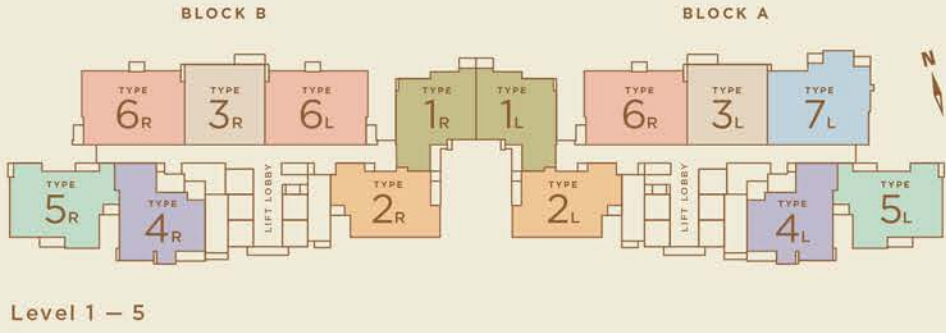


Cascade garden, an artist's impression.

FLOOR PLANS



KEY PLANS



TYPE 1 926 sq ft 10 units	TYPE 2 969 sq ft 12 units	TYPE 3 947 sq ft 74 units
TYPE 4 980 sq ft 70 units	TYPE 5 1,055 sq ft 134 units	TYPE 6 1,098 sq ft 111 units
TYPE 7 1,227 sq ft 37 units	Total 448 units	

BUILDING SPECIFICATIONS

Structure	Reinforced Concrete
Wall	Concrete Block Wall
Roof	Reinforced Concrete Roof
Ceiling	Skim Coated & Painted at Selected Areas Plasterboard Ceiling at Selected Areas Cement Board Ceiling at Selected Areas

FLOOR FINISHES	
Vestibule	Ceramic Tiles
Living / Dining / Kitchen	Ceramic Tiles
Balcony	Ceramic Tiles
Bedrooms	Engineered Timber Floor
Bathrooms	Ceramic Tiles
Yard	Ceramic Tiles
A/C Ledge	Cement Render

WALL FINISHES	
External Walls	Plaster & Paint
Internal Walls	Plaster & Paint
Kitchen	1,600mm High Ceramic Tiles
Bathrooms	Ceramic Tiles up to Ceiling Soffit

PAINTING	
External Walls	Weathershield Paint
Internal Walls	Emulsion Paint
Timber Works	Gloss / Water Based Paint
Metal Works	Gloss Paint

DOORS	
Entrance	Fire Resistant Door
Bathroom	Timber Flush Door
Balcony Sliding Door	Aluminium Frame Sliding Glass Door
Others	Timber Flush Door

Windows	Aluminium Frame Glass Window
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IRONMONGERY	
Locksets	Quality Lockset

FITTINGS	
Kitchen	Stainless Steel Kitchen Sink
Yard	Tap for Washing Machine

SANITARY	
Master Bathroom	Vanity Top Wash Basin Water Tap Shower Set Water Closet Fixed Glass Panel Hand Bidet Toilet Roll Holder Tower Rail
Other Bathrooms	Wall Hung Wash Basin Water Tap Shower Set Water Closet Hand Bidet Toilet Roll Holder Tower Rail
Additional Fittings	Hot Water Storage Serving All Bathrooms Air Conditioning Units for Living / Dining, Bedroom and Study

Security Features	2.4m High Perimeter Fencing with CCTV Video Recognition for Visitors Separate Vehicle and Resident Access Cards 24-hour Manned Security CCTV at Selected Areas Panic Buttons at Living and Master Bedroom
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ELECTRICAL AND MECHANICAL	Type 1	Type 2	Type 3	Type 4	Type 5	Type 6	Type 7
Ceiling Light Point	19	21	21	21	23	23	27
Ceiling Fan Point with Hook	4	4	4	4	4	4	5
13A Socket Outlet	19	19	18	22	20	18	26
15A Socket Outlet	1	1	1	1	1	1	1
USB Charging Point	2	2	2	2	2	2	2
Air Condition Unit	3	3	3	3	4	4	4
Telephone Point	1	1	1	1	1	1	1
SMATV Point	2	2	2	2	2	2	2
Fiber Wall Outlet with Fiber Termination Connector	1	1	1	1	1	1	1
Video Intercom	1	1	1	1	1	1	1
Panic Button	2	2	2	2	2	2	2
Door Bell Press	1	1	1	1	1	1	1
Bell Chime Point	1	1	1	1	1	1	1
Distribution Board	1	1	1	1	1	1	1
Hot Water Storage Tank	1	1	1	1	1	1	2



**Boustead
Property
Division**

One Cochrane Residences is brought to you by Mutiara Rini Sdn Bhd, a subsidiary of Boustead Holdings Berhad, the developer of award winning townships Mutiara Damansara in Petaling Jaya, and Taman Mutiara Rini in Skudai, Johor Bahru.

With over 10,000 homes built Mutiara Rini Sdn Bhd has won numerous awards from local and regional property awards.

DEVELOPER



MUTIARA RINI SDN BHD
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SALES GALLERY

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55100 Kuala Lumpur
Malaysia

Mon — Fri
10:00 am – 5:00 pm
Sat — Sun
10:00 am – 6:00 pm

ENQUIRIES

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This advertisement has been approved by Jabatan Perumahan Negara.

Developer's License No. 6737-92/03-2020/0236 (L) Validity Period 07/03/2018 – 06/03/2020 • Advertising Permit No. 6737-92/03-2020/0236 (P) Validity Period 07/03/2018 – 06/03/2020 • Building Plan Approval No. BP US OSC 2017 1586 • Expected Completion Date April 2021 • Type Apartment • Approving Authority Dewan Bandaraya Kuala Lumpur • Land Tenure Freehold • Restriction-in-Interest Tanah ini tidak boleh dipindahmilik, dipajak, dicagar atau digadai tanpa kebenaran Jawatankuasa Kerja Tanah Wilayah Persekutuan Kuala Lumpur • Land Encumbrances Nil • Total Units 448 • Pricing Block A – Total Units: 224 Price: Min RM 880,000.00 Max RM 1,222,000.00 • Block B – Total Units: 224 Price: Min RM 880,000.00 Max RM 1,124,000.00