HANAMI
RESIDENCES

LIFE IN CALM AND SERENITY

38' x 80' SEMI-D HOMES

Setia

Stay Together. Stay Setia
livelearnworkplay

MASTER OF WORLD-CLASS RESULTS

Since its incorporation in 1974, S P Setia has been a household name in the property development industry. The Group is recognised as one of Malaysia's leading listed real estate players with a portfolio that encompasses townships, eco-sanctuaries, luxury enclaves, high-rise residences, commercial and retail developments.

S P Setia is the only Malaysian developer to have received 17 FIABCI World Gold Prix d'Excellence Awards from the International Real Estate Federation (FIABCI) and 17 FIABCI Malaysia Property Awards to date. In 2022, S P Setia was ranked No.1 in The Edge Malaysia Top Property Developers Awards for a record-breaking 14th time, the only developer to have achieved this feat since the inception of the awards.

The Group is well-established in Malaysia's three key economic centres, namely Klang Valley, Johor Bahru and Penang, and has a project in Sabah. Its international reach now includes six countries: Vietnam, Australia, Singapore, China, the United Kingdom, and Japan.

AWARD-WINNING DEVELOPER

NO. 1 14-TIME WINNER THE EDGE MALAYSIA Top Property Developers Awards 2005-2008, 2010-2013, 2016-2020 2022

17-TIME WINNER FIABCI World Prix d' Excellence Awards (Gold)

17-TIME WINNER FIABCI Malaysia Property Awards

11-TIME WINNER KINCENTRIC Best Employer MALAYSIA 2021 Formerly as Aon Best Employer 2013 Best of the Best - Malaysia 2011 Overall Best - Malaysia

Setia

HILLS OF SEMENYIH

Life by the hills of Semenyih is a beautiful adventure when it is experienced at Setia EcoHill. Inspired by S P Setia's LiveLearnWorkPlay philosophy, the 673-acre award-winning township is one of the finest from the holistic Setia Eco-series.

As a green township, Setia EcoHill reserves more than 10% of the area (over 80 acres) as parkland and green spaces to create vibrant and diverse community in a landscaped, sustainable environment. This is one of the many ways this township contributes to sustainability.

Setia EcoHill is designed as an eco-township with the ideal setting for the community to create a self-sustaining lifestyle.

'Live Green!' is the philosophy that this township centres on, and its DNA is clearly reflected in its designs. The reserved green zones include a tree museum and engineered waterways to rehabilitate the original ecosystem.

SETIA
12
6

SCENIC YET STRATEGIC

Hanami Residences is surrounded by various amenities which makes it convenient for residents to enjoy daily necessity without the hassle of traveling far.

HANAMI
RESIDENCES

- 500m – Club 360
- 1.5km – EcoHill Park
- 2km – EcoHill Taipan & Setia EcoHill Walk
- 2km – Tenby International School
- 3km – Kajang-Seremban Highway (LEKAS)
- 4km – Lotus's Semenyih
- 6km – Jaya Grocer

SAFE AND SECURED SANCTUARY

Hanami Residences is designed with advanced security system to provide the community with peace of mind living within this gated and guarded enclave.

RAINBOW CREEK

Just a stroll away from Hanami Residences, the Rainbow Creek is a pristine waterway decorated with colourful shrubs and flowers inspired by the iridescence of the rainbow.

The garden design is further enhanced with a rainbow-hued sculpture, play pavilion and timber deck.

BLOSSOM IN SPRING, BLOSSOM IN LIFE

Mirroring the elements of its predecessor, Hanami Residences is the second collection of Japanese-inspired minimalist abodes. Just like its name suggests, the inspired gardens and neighbourhood parks have spaces worthy of a cherry blossom-viewing experience.

ZEN GARDEN

Blossoming gardens and parks invite residents to bask in the view while ruminating in quiet reflection.

HANAMI RESIDENCES
TYPE C1A & C1B

Spacious interiors feature flexible layouts for the residents' changing needs and various living ideas.

SPACIOUS LIVING

From the open-plan layout to the expansive master bedroom, these designs enhance the spaciousness of these homes.

TYPE C1A

2-STOREY SEMI-DETACHED HOMES 38' x 80'

Built-up : 2,381 sq.ft.

4 Bedrooms
4 Bathrooms

INTERMEDIATE | CORNER

GROUND FLOOR

FIRST FLOOR

TYPE C1B

2-STOREY SEMI-DETACHED HOMES 38' x 80'

Built-up : 2,465 sq.ft.

4 Bedrooms
4 Bathrooms

GROUND FLOOR

FIRST FLOOR

SCAN HERE TO VIEW THE VIRTUAL SHOW UNIT

HANAMI RESIDENCES
TYPE C2A & C2B

Reflecting the essence of a Japanese abode, the materials and hues of these Semi-Detached homes emulate the symmetrical patterns of a tatami mat and the warmth it brings about.

CHIC COMFORT

Double volume living area adds depth to the space and introduces a dramatic scale that's visually appealing and elegant.

TYPE C2A

2-STOREY SEMI-DETACHED HOMES 38' x 80'

Built-up : 2,499 sq.ft.

4 Bedrooms
5 Bathrooms

GROUND FLOOR

FIRST FLOOR

SCAN HERE TO VIEW THE VIRTUAL SHOW UNIT

TYPE C2B

2-STOREY SEMI-DETACHED HOMES 38' x 80'

Built-up : 2,621 sq.ft.

5 Bedrooms
5 Bathrooms

GROUND FLOOR

FIRST FLOOR

PRACTICAL DESIGN FOR THE BEST OF MINIMALIST LIVING

1. Ready with air-cond point and piping
2. Centralized intercom system connecting to security room
3. 3-phase power supply
4. Laminated timber flooring for staircase and First Floor bedrooms
5. An innovative front garden design
6. Gateless concept that fits up to 4 cars via tandem parking
7. 12 ft side garden
8. 22 ft Ceiling Heights at Living Area (Type C2A)
9. Rainwater harvesting system
10. Home alarm system
11. Water heater power point at all bathrooms
12. Balcony

SPECIFICATIONS

Structure	- Reinforced Concrete	
Wall	- Brickwall / Precast Concrete Panel Wall / Reinforced Concrete Wall	
Roofing Material	- Roof Tiles / Reinforced Concrete Slab	
Roof Framing	- Metal Truss	
Ceiling	- Skim Coat & Paint / Plaster Ceiling & Paint	
Windows	- Aluminium Framed Glass Window	
Doors	- Main Entrance	: Timber Door
	Others	: Aluminium Framed Glass Sliding Door / Flush Door / Louvred Door
Ironmongery	- Provided	
Wall Finishes	- Kitchen	: 1500mm High Porcelain Tiles
	Master Bath / Bath 1	: 2700mm High Porcelain Tiles
	Powder Room / Bath 2 / Bath 3	: 2700mm High Ceramic Tiles
	Others	: Plaster and Paint to Ceiling Height
Floor Finishes	- Foyer / Living / Dining / Kitchen	: Porcelain Tiles
	Utility	: Porcelain Tiles
	Yard *(Type C2a & C2b Only)*	: Porcelain Tiles
	Master Bedroom / Bedroom 2 / Bedroom 3	: Laminated Timber Floor
	Bedroom 4 *(Type C2b Only)*	: Laminated Timber Floor
	Guest Room	: Porcelain Tiles
	Master Bath / Bath 1	: Porcelain Tiles
	Bath 2 / Bath 3	: Ceramic Tiles
	Powder Room *(Type C2a & C2b Only)*	: Ceramic Tiles
	Terrace	: Porcelain Tiles
	Car Porch	: Porcelain Tiles
	Staircase	: Laminated Timber Floor
	Family Area	: Laminated Timber Floor
	Balcony	: Porcelain Tiles
	Others	: Cement Render
Sanitary & Plumbing Fittings	- Type C1a & C1b : 4 WCs / 4 Wash Basins / 4 Showers / 1 Kitchen Sink	
	Type C2a & C2b : 5 WCs / 5 Wash Basins / 4 Showers / 1 Kitchen Sink	

		C1a	C1b	C2a	C2b
Electrical Installations	- Power Point	22	23	21	23
	Lighting Point	28	29	28	29
	Air-Conditioning Point	6	6	6	7
	Fan Point	7	7	6	8
	TV Point	1	1	1	1
	Water Heater Point	4	4	4	4
	Water Pump Point	1	1	1	1
	Door Bell Point	1	1	1	1
	Intercom Point	1	1	1	1
Internal Telecomunication Trunking and Cabling	- Fibre Wall Socket	1	1	1	1

Fencing	- Fencing, Refuse Chamber and Letter Box
Turfing	- Provided

SITE PLAN

LEGEND

2-STOREY SEMI-D HOMES

- C1a
- C1b
- C2a
- C2b

SCAN HERE TO
ENJOY A VIRTUAL TOUR
AROUND HANAMI RESIDENCES

LOCATION MAP

Stay Together. Stay Setia
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Call 03 8724 2255

SETIA ECOHILL SDN BHD 201001019878 (903607-T)

Setia Ecohill Welcome Centre

Kelab 360, No.1, Persiaran Ecohill Barat, Setia Ecohill,
43500 Semenyih, Selangor Darul Ehsan.

FAX 03 8724 2525 EMAIL ecohill@spsetia.com

SETIA ecoHILL Setia

No. Lesen Pemaju: 13243/11-2028/1350(R) | Tempoh Sah: 26/11/2023 – 25/11/2028 | Permit Iklan dan Jualan: 13243-24/07-2024/0082 (N)-(L) | Tempoh Sah: 15/07/2022 – 14/07/2024 | Jenis Hak Milik Tanah: Pegangan Kekal | Bebanan Tanah: Gadaian (Alliance Investment Bank Berhad)| Penguasa Kebenaran: Majlis Perbandaran Kajang (MPKj) | No. Rujukan Pelan Bangunan: MPKj 2/P/33/2021 | Jangka Siap: Okt 2024 | Jumlah Unit: 40 unit | Harga Minimum: RM1,307,000; Harga Maksimum: RM1,662,000 | Keluasan Binaan: Hanami C1a: 2,381 kps; Hanami C1b: 2,465 kps; Hanami C2a: 2,499 kps; Hanami C2b: 2,621 kps | Jenis Hartanah: Rumah Berkembar 2 Tingkat | Sekatan-sekatan Kepentingan: Tiada | Diskaun Bumiputera: 7%

IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA