



SetiaMayuri

A RESORT-INSPIRED
SANCTUARY

KAYANA

2-Storey Semi-Detached Home



The Emergence Of Timeless Beauty As Lush Living Awaits

Encircled in Setia Mayuri's authentic beauty, Kayana reflects quaint Semi-D living with resort quality. Furnished with tropical greenery and exotic architecture, Kayana is a getaway from the comfort of one's home.





36 Units Of Tropical Resort Living



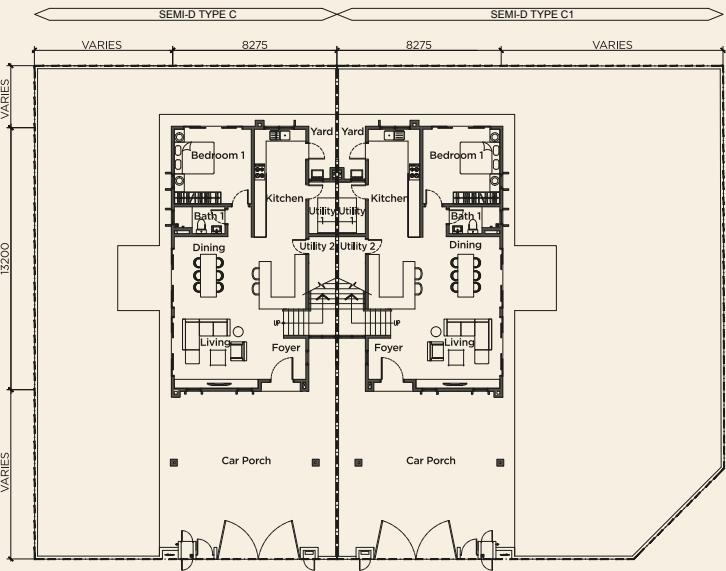
Not only is Kayana's landscape a sight to behold,
but the interior is just as captivating too.



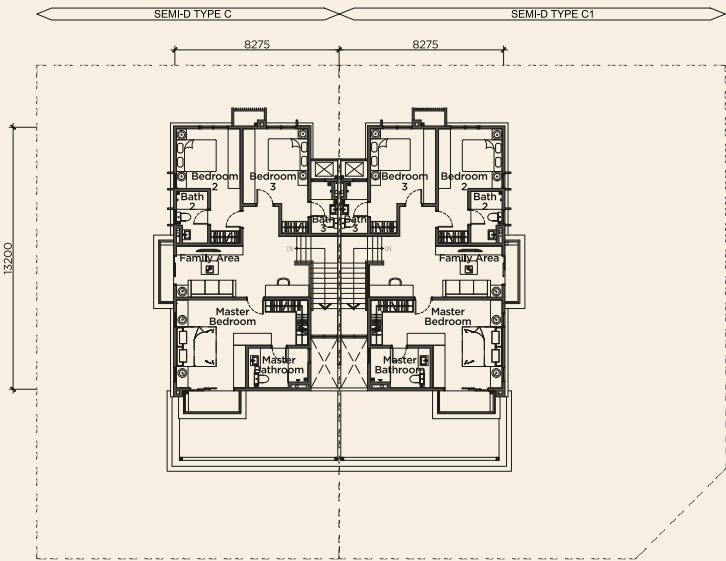
Kayana Type C

2-Storey Semi-Detached Home

4+1 Bedrooms & 4 Bathrooms | Built-Up Area: 2,575 sq.ft. | Land Size: 50' x 80'



Ground Floor

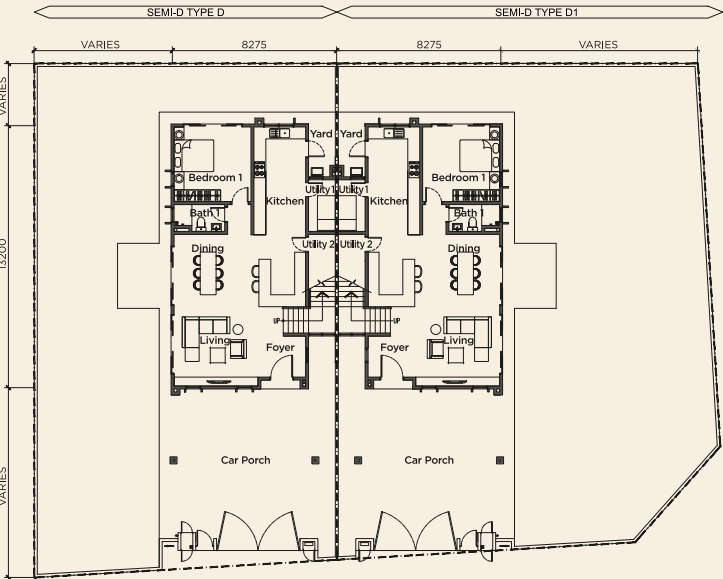


First Floor

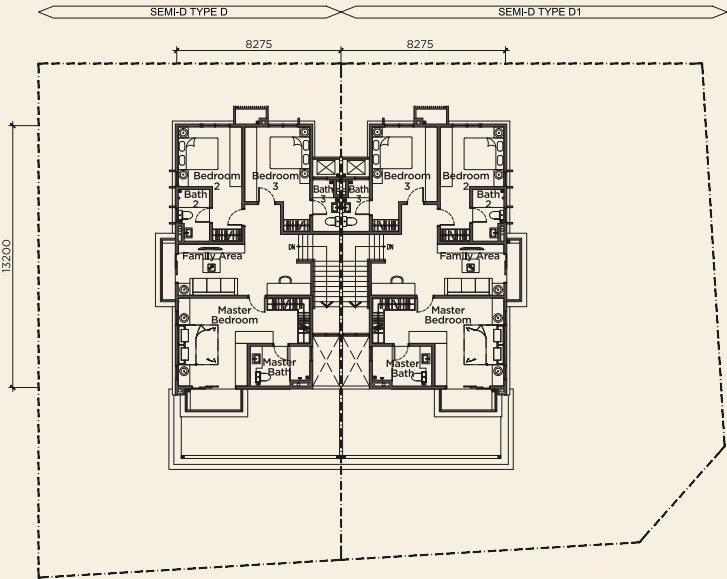
Kayana Type D

2-Storey Semi-Detached Home

4+1 Bedrooms & 4 Bathrooms | Built-Up Area: 2,575 sq.ft. | Land Size: 50' x 80'



Ground Floor



First Floor

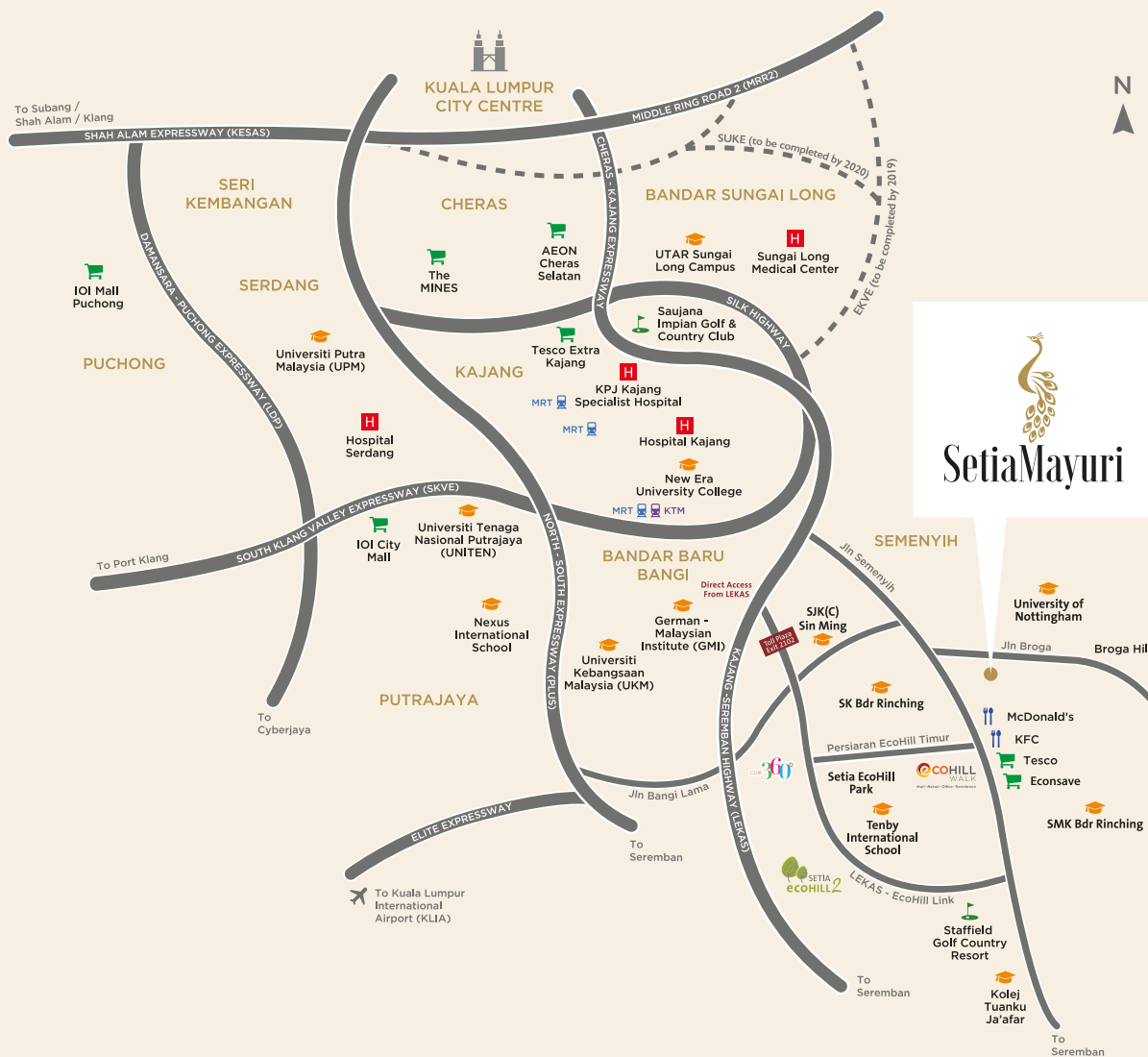
Site Plan



Specifications

TYPE C / C1 & D / D1

Structure	- Reinforced Concrete	
Wall	- Brickwork	
Roofing Material	- Concrete Slab / Clay Roof Tile	
Roof Framing	- Metal Truss	
Ceiling	- Concrete Slab / Fibrous Plaster Ceiling	
Windows	- Aluminium Framed Glass Window	
Doors	- Main Entrance	- Timber Door
	Others	- Aluminium Framed Glass Sliding Door / Flush Door / Aluminium Louvre Door / Louvre Door
Ironmongery	- Quality Ironmongery	
Wall Finishes	- Kitchen	: 1500mm High Porcelain Tiles
	All Bathrooms except Master Bath	: Ceramic Tiles Up To Ceiling Height
	Master Bath	: Porcelain Tiles Up To Ceiling Height
	Others	: Plaster & Paint Up To Ceiling Height
Floor Finishes	- Foyer / Living / Dining	: Porcelain Tiles
	Utility 1 / Utility 2	: Ceramic Tiles
	Kitchen	: Porcelain Tiles
	Yard	: Porcelain Tiles
	All Bedrooms except Bedroom 1	: Timber Strips
	Bedroom 1	: Porcelain Tiles
	All Bathrooms except Master Bath	: Ceramic Tiles
	Master Bath	: Porcelain Tiles
	Terrace / Balcony	: Porcelain Tiles
	Car Porch	: Porcelain Tiles
	Staircase / Family	: Timber Strips
Sanitary & Plumbing Fittings	- 4 WCs, 4 Wash Basins, 4 Showers, 1 Kitchen Sink	
Electrical Installations	- 13 Amp Plug Point	28 nos.
	Lighting Point	32 nos.
	Air-Conditioning Point	5 nos.
	Fan Point	7 nos.
	TV Point	2 nos.
	Gate Light Point	2 nos.
	Door Bell Point	1 no.
	Auto Gate Point	1 no.
	Water Heater Point	4 nos.
Fibre Wall Socket	- 1 no.	
Fencing	- Fencing with Gate, Refuse Chamber and Letter Box	
Painting	- Emulsion Paint	
Turfing	- Provided	



Variegated Beauty in One Locale

Discover the alluring enchantment of Setia Mayuri through the convenience of major highways, Cheras-Kajang Expressway, SKVE (through SILK Highway) and LEKAS.

Stay Together. Stay Setia
livelearnworkplay

Call 603 8925 2255

SETIA MAYURI SDN BHD

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Setia

Developer License No.: 19740-3/10 - 2022/02939 (L) | Validity Period: 31/10/2021 - 30/10/2022 | Advertising & Sales Permit No.: 19740-3/10 - 2022/02939 (P) | Validity Period: 31/10/2021 - 30/10/2022 | Land Tenure: Freehold | Land Encumbrances: Nil | Approving Authority: Majlis Perbandaran Kajang (MPKJ) | Building Plan Reference No.: MPKJ 2/P/18/2019 | Expected Completion Date: Nov 2022 | Total Unit: Kayana: 36 units | Total Available Unit: 5 units | Built-up: Kayana C: 2,575 sq ft; Kayana D: 2,575 sq ft | Minimum Price: RM 1,088,000 | Maximum Price: RM 1,335,000 | Type of Property: 2-Storey Semi-Detached House | Restriction of Interest: Nil | 7% Discount for Bumiputra

IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA