

**NADI 2**

**@ SETIA ECOHILL 2**

**2 & 3 STOREY  
SHOP OFFICES**

# NEW ICONIC SHOPLOTS IN THE 1,010-ACRE TOWNSHIP

2-Storey  
Semi-D Shop

3-Storey  
Corner Shop

2-Storey  
Terrace Shop

Artist's Impression

## WHY NADI



100,000  
Ready  
Catchment



Surrounded by  
3,000-acre  
Matured Township



Wide Shopfront  
& Practical  
Layout



Adjacent to  
5,000-unit  
Apartment



Strategic  
Location



Ample  
Parking Space



Art Studio / Daycare Centre



Office / Retail



F&B / Bakery



Beauty Saloon / Clinic

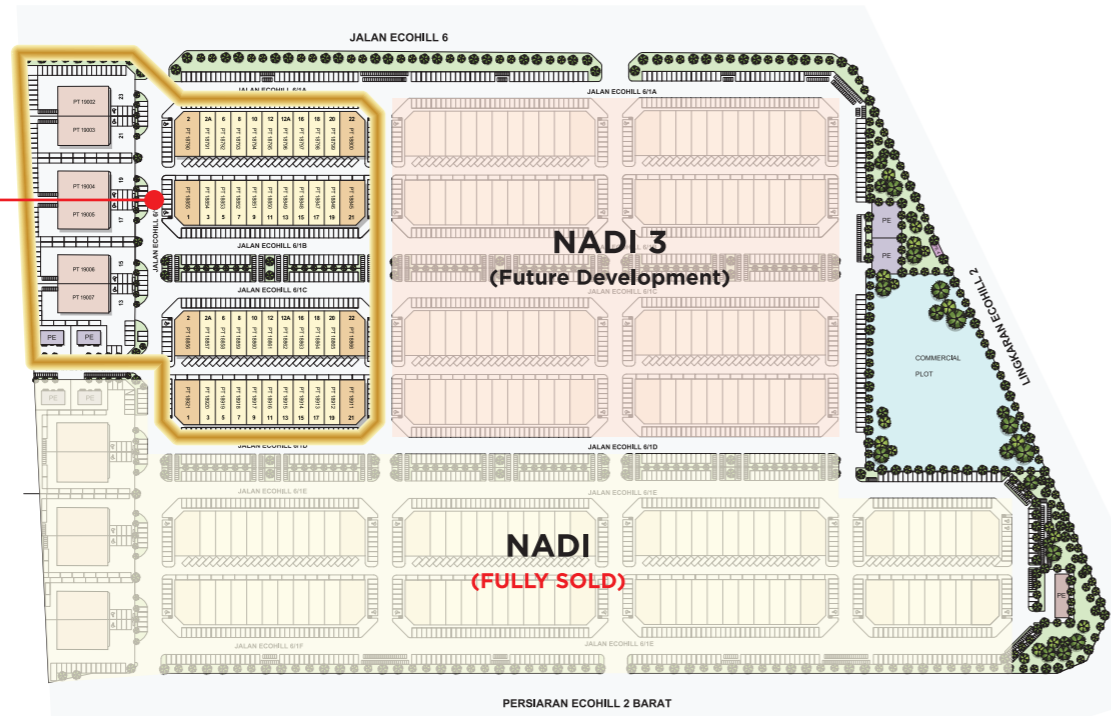
## Versatile Layouts Catering to Diverse Business Needs

Strategically located next to the bustling EcoHill 2 Link, Nadi is situated on an extremely visible location with high traffic daily. Offering practical 26-foot shop frontage, these shop offices are ideal for a wide range of businesses catering to the growing township.

# 2 & 3 STOREY SHOP OFFICES



# Site Plan



- 2 - STOREY INTERMEDIATE TERRACE SHOP
- 3 - STOREY CORNER TERRACE SHOP
- 2 - STOREY SEMI-D SHOP

# NADI2

@ SETIA ECOHILL 2



STRATEGICALLY INCORPORATING  
BUSINESS AND LIFESTYLE  
WITHIN A SINGLE  
**MASTERPLAN**

- LEGEND**
- Double Storey Terrace House
  - Linked Semi-Detached
  - Apartment
  - Superlink
  - Business Park
  - Commercial

# Terrace Shop



Column Free Facade



Wide Shopfront



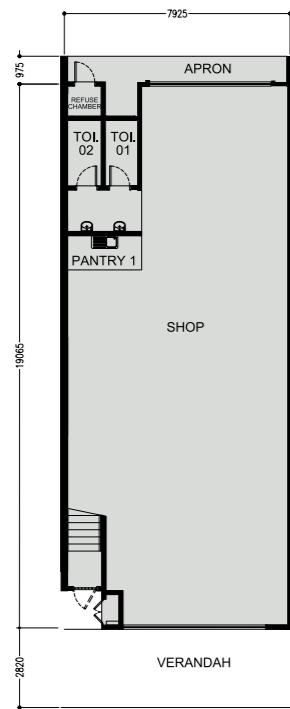
Wide Front Walkways



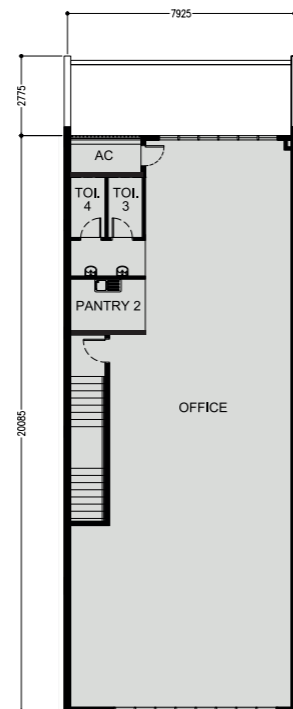
Artist's Impression

## 2-STOREY INTERMEDIATE SHOP

Land Size: 26' x 75' | Built-Up: 3,585 sqft



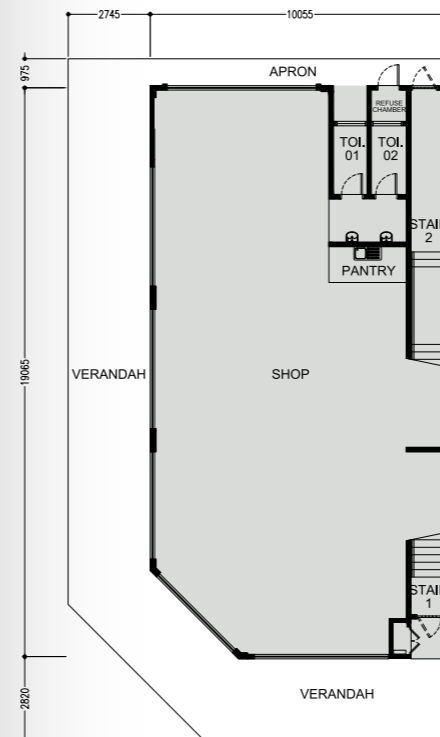
Ground Floor



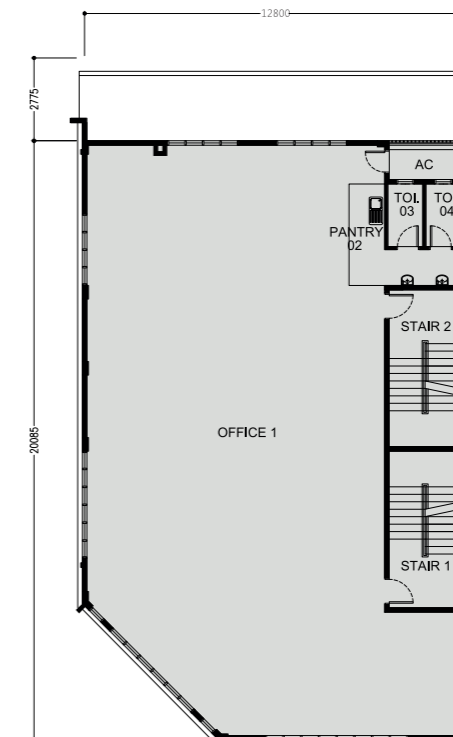
First Floor

## 3-STOREY CORNER SHOP

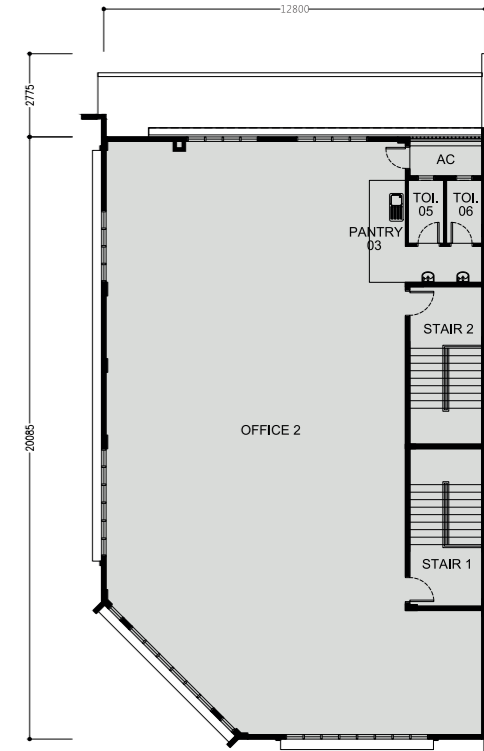
Land Size: 42' x 75' | Built-Up: 8,202 sqft



Ground Floor



First Floor



Second Floor

# Semi-D Shop



Artist's Impression

## KEY FEATURES



Limited to 6 Units



Minimum of 18 Private Parking Space



Timeless & Elegant Design



Ceiling Heights of up to 20 feet



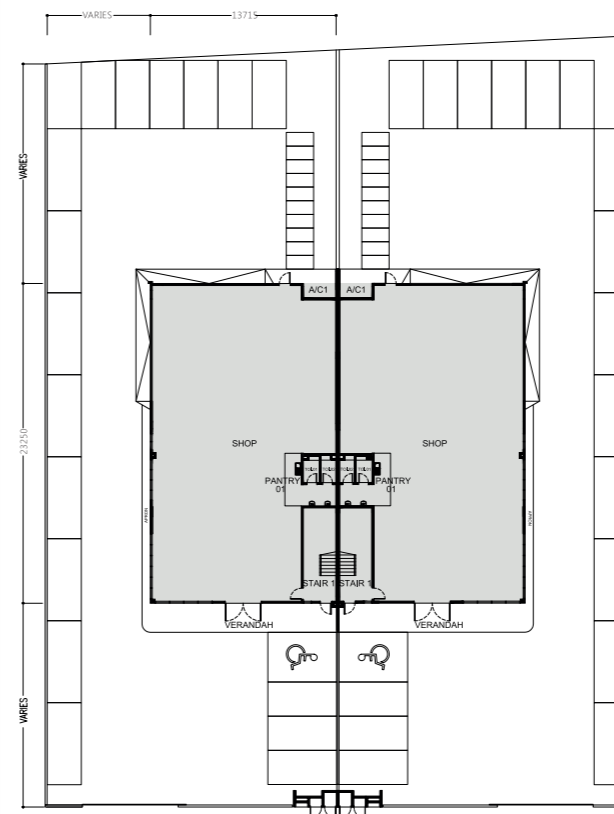
45-foot Shopfront



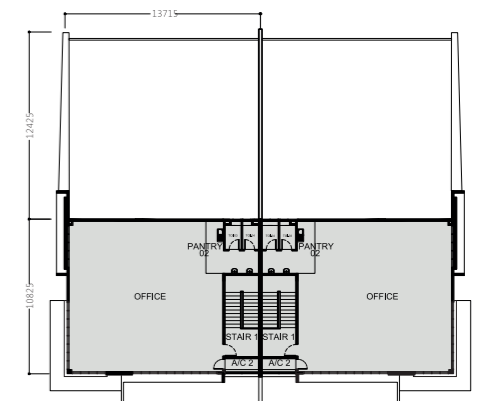
Up to 16,000 sq.ft. of Land

## 2-STOREY SEMI-D SHOP

Land Size: 70' x 175' | Built-Up: 5,422 sqft



Ground Floor



First Floor

# Specification

## Terrace Shop

<b>STRUCTURE</b>		: Reinforced Concrete												
<b>WALL</b>		: Brickwall / Masonry Wall / Precast Concrete Panel Wall												
<b>ROOFING MATERIAL</b>		: Metal Deck Roofing / Reinforced Concrete Slab												
<b>ROOF FRAMING</b>		: Metal Truss												
<b>CEILING</b>		: Skim Coat / Plastering Ceiling												
<b>WINDOWS</b>		: Aluminium Framed Glass Window												
<b>DOORS</b>	Main Entrance Others	: Roller Shutter : Roller Shutter / Grille Door / Fire-Rated Door / Flush Door / PVC Door												
<b>IRONMONGERY</b>		: Provided												
<b>WALL FINISHES</b>	Pantries / Basin Area Toilets Others	: 1500mm Height Ceramic Tiles : 2700mm Height Ceramic Tiles : Plaster / Skim Coat And Paint To Ceiling Height												
<b>FLOOR FINISHES</b>	Pantries / Basin Area Toilets Stair Case 1 Stair Case 2 Verandah Others	: Ceramic Tiles : Porcelain Tiles : Porcelain Tiles & Nosing Tiles : Cement Render & Nosing Tiles : Porcelain Tiles : Cement Renders												
<b>SANITARY &amp; PLUMBING FITTINGS</b>	Corner Lot Intermediate Lot	: 5 WCs / 6 Wash Basins / 3 Showers / 3 Kitchen Sinks / 1 Squatting Pan : 3 WCs / 4 Wash Basins / 2 Showers / 2 Kitchen Sink / 1 Squatting Pan												
<b>ELECTRICAL INSTALLATION</b>		<table><thead><tr><th></th><th>Corner Lot</th><th>Intermediate Lot</th></tr></thead><tbody><tr><td>Power Point</td><td>: 22</td><td>14</td></tr><tr><td>Lighting Point</td><td>: 49</td><td>28</td></tr><tr><td>Fan Point</td><td>: 3</td><td>3</td></tr></tbody></table>		Corner Lot	Intermediate Lot	Power Point	: 22	14	Lighting Point	: 49	28	Fan Point	: 3	3
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<b>INTERNAL TELECOMMUNICATION TRUNKING AND CABLING</b>	Fibre Wall Socket (FWS)	: 3 2												

## Semi-D Shop

<b>STRUCTURE</b>		: Reinforced Concrete
<b>WALL</b>		: Brickwall / Masonry Wall / Precast Concrete Panel Wall
<b>ROOFING MATERIAL</b>		: Metal Deck Roofing / Reinforced Concrete Slab
<b>ROOF FRAMING</b>		: Metal Truss
<b>CEILING</b>		: Skim Coat / Plastering Ceiling
<b>WINDOWS</b>		: Aluminium Framed Glass Window
<b>DOORS</b>	Main Entrance Others	: Glass Door : Roller Shutter / Fire-Rated Door / Flush Door / PVC Door
<b>IRONMONGERY</b>		: Provided
<b>WALL FINISHES</b>	Pantries / Basin Area Toilets Others	: 1500mm Height Ceramic Tiles : 2700mm Height Ceramic Tiles : Plaster / Skim Coat And Paint To Ceiling Height
<b>FLOOR FINISHES</b>	Pantries / Basin Area Toilets Stair Case Verandah Others	: Ceramic Tiles : Porcelain Tiles : Porcelain Tiles & Nosing Tiles : Porcelain Tiles : Cement Renders
<b>SANITARY &amp; PLUMBING FITTINGS</b>		: 3 WCs / 4 Wash Basins / 2 Showers / 2 Kitchen Sinks / 1 Squatting Pan
<b>ELECTRICAL INSTALLATION</b>	Power Point Lighting Point	: 14 : 41
<b>INTERNAL TELECOMMUNICATION TRUNKING AND CABLING</b>	Fibre Wall Socket (FWS)	: 2

# A Self Sustainable Township

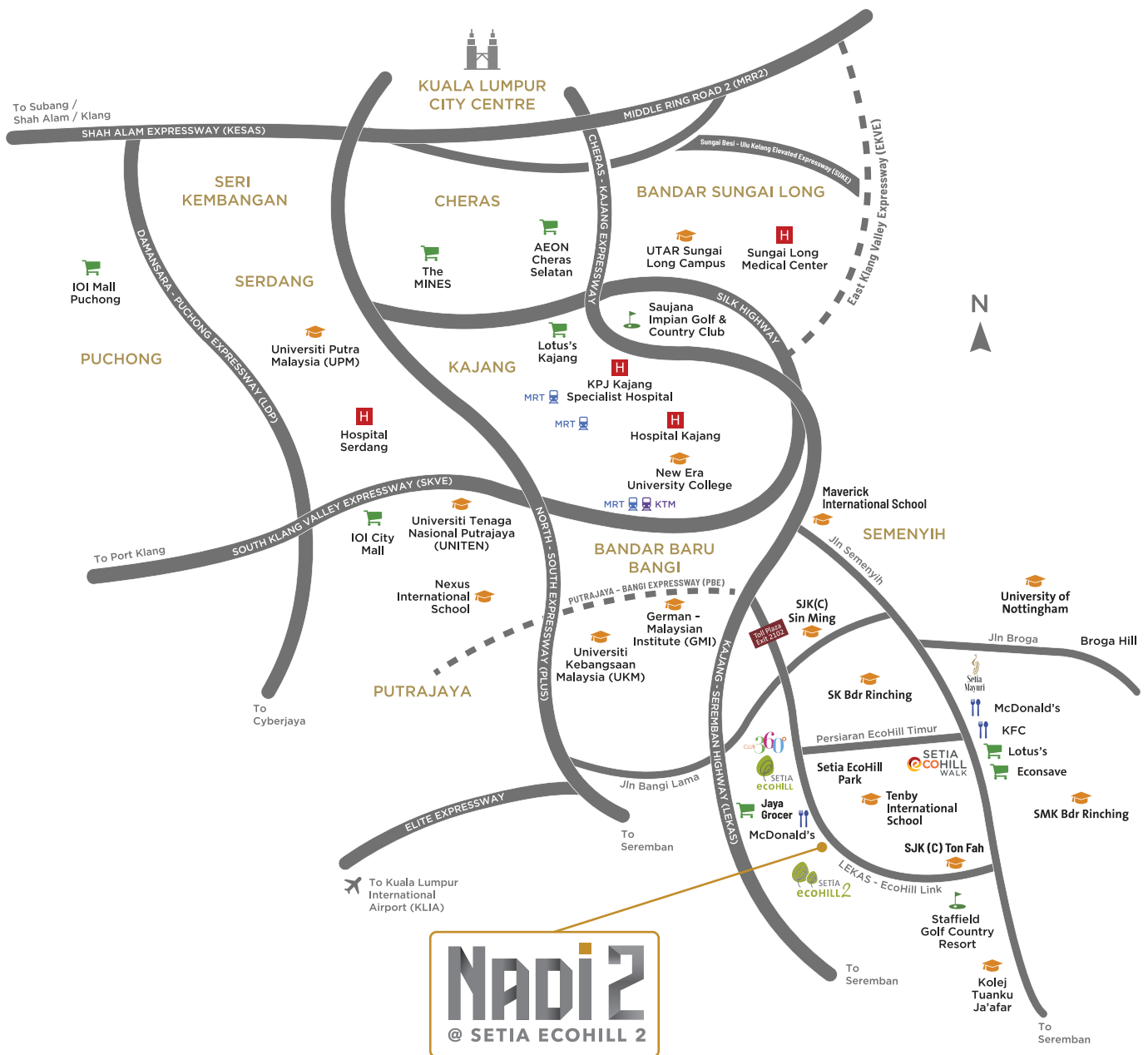
## Where Businesses Come to Bloom

Nadi stands tall as the beacon of opportunity within the bustling Semenyih landscape. With 224 unique shop-offices, Nadi is set to thrive as the go-to destination for businesses and community in Setia EcoHill 2, which is expected to have a population of 40,000 upon full development





# THE IDEAL LOCATION FOR YOUR BUSINESS



Call 03 8724 2255

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 livelearnworkplay

