

CASAVILLE

*Enrich your life with
absolute comfort*



Single Storey Bungalow

52' x 90'

Setia

MASTER OF WORLD-CLASS RESULTS

With a rich history dating back to 1974, S P Setia Berhad has established itself as a dominant force in the property development industry. As one of Malaysia's leading listed real estate players, the Group has built an impressive portfolio that encompasses a diverse range of projects, including townships, eco-sanctuaries, luxury enclaves, high-rise residences, and commercial developments.

Setting the bar for excellence, S P Setia is the proud recipient of 17 FIABCI World Gold Prix d'Excellence Awards, making it the only Malaysian developer to achieve such recognition from the esteemed International Real Estate Federation (FIABCI). Additionally, the Group has garnered 17 FIABCI Malaysia Property Awards to date. In 2022, S P Setia secured the coveted No.1 spot in The Edge Malaysia Top Property Developers Awards for an unprecedented 14th time, a testament to its unwavering commitment to delivering exceptional projects.

Harnessing its expertise, S P Setia has cemented its presence in Malaysia's key economic centers, namely the Klang Valley, Johor Bahru, Penang, and Sabah. Moreover, the Group has expanded its international footprint, with notable projects in Vietnam, Australia, Singapore, China, the United Kingdom, and Japan.

With a steadfast commitment to excellence and an unwavering focus on delivering quality developments, S P Setia Berhad continues to lead the industry, driving growth and setting new benchmarks for success.




SETIA
ecohill

LIVE GREEN

Setia EcoHill is a 673-acre award-winning township that lives by the philosophy of "Live Green!" and it is one of the finest from the holistic Setia Eco-series. 10% of the development is reserved as green zones including a tree museum and engineered waterways to rehabilitate ecosystem.

A testament to their philosophy, Setia EcoHill was awarded the Honour Award by Malaysia Landscape Architecture Awards (MLAA) 2016 for Grassland Park & Oriental Garden, and received the MLAA 2017 Excellence Award for EcoHill Park.

Saraca of Setia EcoHill was crowned with the Quality Excellence Award by The Construction Industry Development Board (CIDB) in 2017, and EcoHill Park was awarded with a Merit by Malaysia Institute of Planner Excellence Awards (MIPPEA) in 2018.

Setia EcoHill Walk, the premier integrated shopping destination in Semenyih, garnered the esteemed Landscape Masterplan Honour Award in the Developer Category during the 2022 Malaysia Landscape Architects Awards.

Enrich your life with **absolute comfort**

Spacious and elegant single storey bungalow located in the coveted address of Setia EcoHill. Designed with comfort in mind, for family to nurture love and grow together. A home dreamt by many.



Classy English
Concept



Stair-Free
Home



Children & Elderly
Friendly



Next to
Award-Winning Park

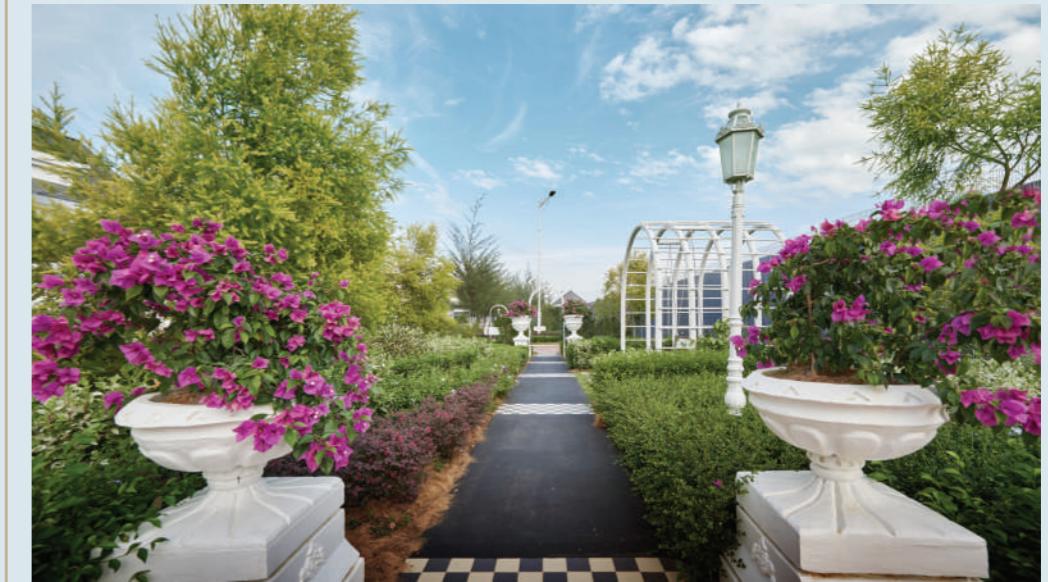


24-hour
Security



Nearby
Commercial Area





*Beautifully
landscaped gardens
and wide open space to
relax and unwind*



Create a garden of your dream, mini playground for children to run and play, or a spot for BBQ and hi-teas for family gathering. An open 18-feet canvas ready for your masterpiece ideas.



*Combining Convenience
with Quality*
- Stunning Living Spaces -



Smart ideas bring forth exquisite design to complement an elegant home. Living spaces flawlessly laid out to highlight every cozy nooks and enticing corners.

*Where Elegance
Meets Comfort*
- Spacious Bedroom -



Walk into the calm and breezy family area or wrap yourself in the comfortable cocoon of warm bedrooms. All ready to rejuvenate and revitalize your spirit. Come home to unwind within the comfort of spaces that you love.



Setia eGreenLiving

Championing

Sustainable Environment

Striving to ensure a sustainable environment is part of our main priority. Advanced green technology coupled with pristine gardens and greeneries goes hand-in-hand in creating the haven of Casaville.

- 1 Smart Lock**
Manage your family home access & eliminate the inconvenience of carrying keys.
- 2 Solar PV**
Save electricity bill with the heat of mother nature.
- 3 Green Switch**
1 hassle-free switch to off your home lights & fan.
- 4 Rainwater Harvesting System**
Alternative rainwater source for gardening / cleaning.
- 5 Box 366**
Enjoy safe food & parcel delivery with dedicated compartment.
- 6 EV Port**
Readily available to embrace a greener future.
- 7 Industrialised Building System (IBS)**
Construction method that improve efficiency and increase the quality of the final product.



FLOOR PLAN

CASAVILLE F1

Land size : 52' x 90' | **Built-up :** 1,994 sq.ft |  : 3 Bedrooms |  : 3 Bathrooms



FLOOR PLAN

CASAVILLE F2

Land size : 52' x 90' | **Built-up :** 2,075 sq.ft |  : 3 Bedrooms |  : 3 Bathrooms



SITE PLAN



Located in the coveted nucleus of Setia EcoHill, Casaville is dotted with lush parks, serene lakes and surrounded by tranquility while facilities are aplenty. A choice home not to be missed.



Legend



CASAVILLE F1

CASAVILLE F2

SPECIFICATIONS

STRUCTURE	Reinforced Concrete				
WALL	Brickwall / Precast Concrete Panel Wall				
ROOFING MATERIAL	Roof Tiles				
ROOF FRAMING	Metal Truss				
CEILING	Skim Coat / Plaster Ceiling				
WINDOWS	Aluminium Framed Glass Window				
DOORS	Main Entrance	: Timber Door			
	Others	: Aluminium Framed Glass Sliding Door / Flush Door / Louvered Door			
IRONMONGERY	Provided				
WALL FINISHES	Dry Kitchen / Wet Kitchen	: 1500mm High Porcelain Tiles			
	Master Bath / Bath 2 / Bath 3	: 2700mm High Porcelain Tiles			
	Others	: Plaster / Skimcoat and Paint to Ceiling Height			
FLOOR FINISHES	Foyer / Living / Dining / Dry Kitchen	: Porcelain Tiles			
	Wet Kitchen	: Porcelain Tiles			
	Yard (Type F2 only)	: Porcelain Tiles			
	Master Bedroom / Bedroom 2 / Bedroom 3	: Timber Floor			
	Master Bath / Bath 2 / Bath 3	: Porcelain Tiles			
	Terrace / Apron	: Homogeneous Tiles			
	Car Porch	: Homogeneous Tiles			
	Linen 1 & 2	: Porcelain Tiles			
	Others	: Cement Render			
SANITARY & PLUMBING	3 WCs / 3 Wash Basins / 3 Showers / 1 Kitchen Sink				
FITTINGS					
ELECTRICAL					
INSTALLATIONS		CASAVILLE F1	CASAVILLE F2		
	Power Point	21	23		
	Lighting Point	26	24		
	Air-conditioning Point	4	4		
	Fan Point	5	5		
	TV Point	1	1		
	Water Heater Point	2	2		
	Water Pump Point	1	1		
	Door Bell Point	1	1		
	Intercom Point	1	1		
	Electric Hot Water Storage System (Master Bath only)	1	1		
INTERNAL	Fibre Wall Socket	CASAVILLE F1	CASAVILLE F2		
TELECOMMUNICATION		1	1		
TRUNKING AND CABLING					
FENCING	Fencing, Refuse Chamber and Letter Box				
TURFING	Provided				



Setia
eGreenLiving



Smart Lock



Solar PV



Green Switch



Rainwater Harvesting System



Box 366



EV Port Ready



Industrialised Building System (IBS)

Stay Together. Stay Setia
livelearnworkplay

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.

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Setia
ecoHILL