

Master Plan & Site Plan



Cordelia Garden

- 1 Rayden
- 2 Arell

The Grove

- 3 Pine 3
- 4 Maple 3

The Bloom

- 5 Eugenia 1
- 6 Carissa 1

- 7 Future Development

a Eco Greens Park

b Tenby International School

c Pai Tze Chinese Primary School

d Garden Square

e Eco Square

○ Bumiputera Lot



Location Map



Setia Eco Gardens, a FIABCI World Prix-winning eco-township, offers a rejuvenating lifestyle amidst the serene and exclusive embrace of a rainforest sanctuary at the heart of Iskandar Malaysia.

500m

Tenby International School
Pai Tze Chinese Primary School
Garden Square

3km

Skudai - Pontian Highway
Bus Station, GP Sentral
Setia Business Park

5km

Banks, Supermarkets,
Business Park

20km

Johor via Singapore
(2nd Link Expressway)

26km

Senai International
Airport

27km

Johor Bahru

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IKLAN TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA. MAKLUMAT PEMAJUAN DAN IKLAN YANG DILULUSKAN BOLEH DISEMAK DI PORTAL TEDUH.KPKT.GOV.MY

Setia

eco
Square
Shop Office



Artist's impression

Where Businesses Take Shape

Nestled in the prestigious Setia Eco Gardens, Johor Bahru, this modern shophot offers great visibility and a practical layout, ideal for retail or office use. Surrounded by a vibrant residential and commercial community, it provides the perfect setting for businesses to establish, grow, and thrive.

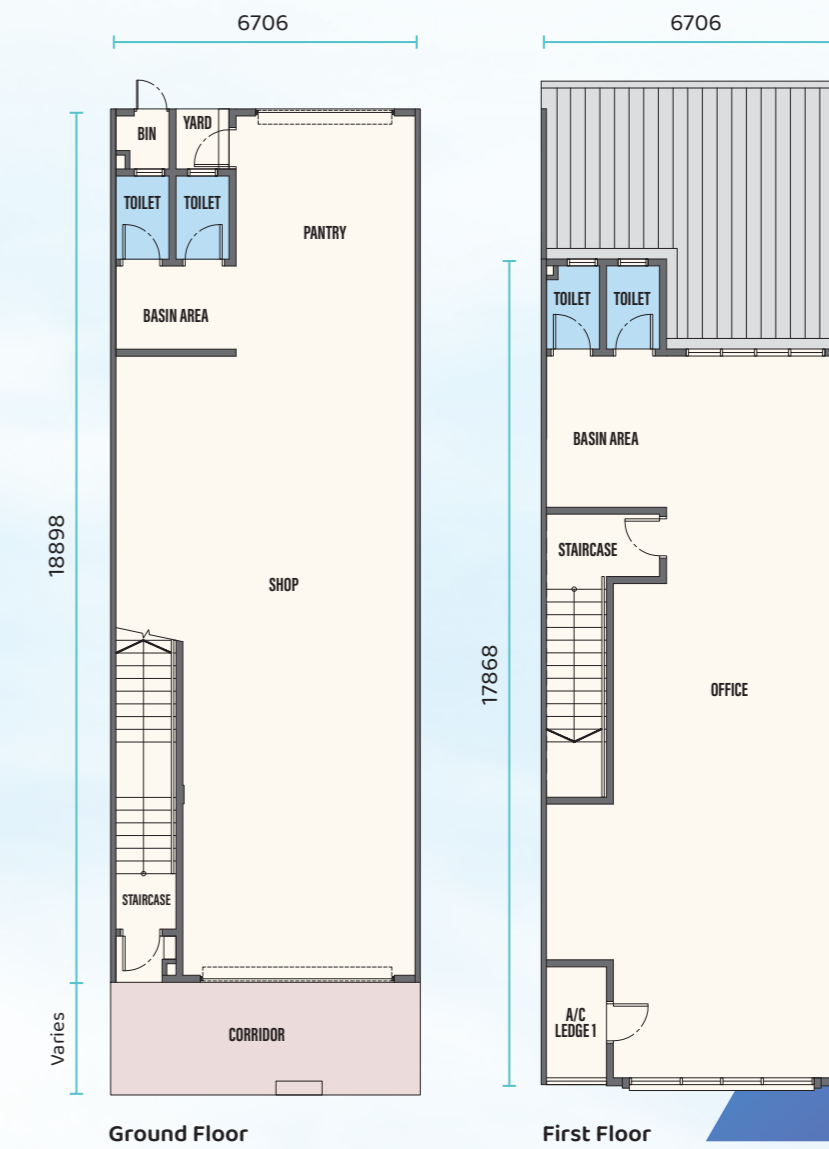
 Mated Neighbourhood

 Versatile Layout

 Ready Catchment of Over 35,000 Residents

 Fronting Main Road

Floor Plan & Specifications



Lot Size:
22' x 70'
6.706m x 21.336m

Built-up:
2,745 sq. ft.
255.11 m²

Structure	Reinforced Concrete Framework
Wall	Lightweight Block / Brick Wall
Roofing Covering	Metal Roofing Sheet
Roof Framing	Lightweight Truss
Ceiling	Asbestos Free Cement Board / Plaster Ceiling Board / Skim Coat
Windows	Aluminium Frame Glass Casement Window / Aluminium Frame Glass Top Hung Window / Aluminium Frame Glass Sliding Window / Aluminium Frame Fixed Glass Louvres Window
Doors	Ms. Grill Door / Ms. Door / Plywood Flush Door / PVC Door / Fire Rated Door / Roller Shutter
Ironmongery	Quality Lockset
Wall Finishes	Toilet, Basin Area, Pantry: Wall Tiles at 1500mm ht. / Plaster & Paint Other Area: Plaster & Paint

Floor Finishes	Toilet, Refuse Chamber: Tiles Corridor: Tiles Other Area: Cement Render
Sanitary and Plumbing Fittings	Corner / Intermediate / Odd-End Unit Water Closet: 4 nos. Wash Basin with Tap: 2 nos. Bib Tap: 5 nos. Toilet Roll Holder: 4 nos. Kitchen Sink: 1 no.
Electrical Installation	Corner Unit Intermediate / Odd-End Unit Lighting Point: 25 nos. 21 nos. 13A Power Point: 16 nos. 16 nos. Ceiling Fan Point: 6 nos. 6 nos.
Telecommunication Trunking and Cabling	Fibre Wall Socket (FWS): 2 nos. 2 nos.

Note: The Developer shall, at its own cost and expense, install or construct all of the items listed above in accordance with the description set out save for the item or items marked with an * which may be deleted if not applicable.