

cpi

**Berkeley Heights Development Sdn Bhd** (1074247-V)  
A wholly owned subsidiary of CPI Land Sdn Bhd (1090546-D)

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**Developer License:** 14377-1/06-2018/0411(L) **Validity:**  
03/06/2016 - 02/06/2018 **Advertising & Sales Permit:**  
14377-1/06-2018/0411(P) **Validity Period:** 03/06/2016 -  
02/06/2018 **Developer:** Berkeley Heights Development Sdn Bhd  
**Land Tenure:** Freehold **Encumbrance:** Bank of China **Approval**  
**Authority:** Majlis Perbandaran Nilai **Building Plan Referral No:**  
MPN. 431/2039/2015/4(9) **Expected Date Of Completion:**  
Julai 2018 **Type:** Rumah Teres Dua Tingkat (jenis 1A): 79 unit,  
RM 514,560 (min) - RM 717,840 (max) Rumah Teres Dua Tingkat  
(jenis 1B):58 unit, RM 567,600 (min) - RM 756,360 (max)  
10% Bumiputra discount 30% Reserved for Bumiputra

*Disclaimer: All plans, specifications and information contained herein may be subject to changes as may be required by the Authorities. All statements are believe to be correct but are not to be regarded as statements or representations of fact. All information and specifications are current at time of print and are subjected to changes as may be required and cannot form part of an offer or contracts. All plans are subjected to any amendments approved by relevant authority. Illustrations are artist impressions only and cannot be regarded as representation of fact.*



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PLANS**

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# SPECIFICATIONS



## SITE PLAN

- 1 COMMERCIAL LOTS
- 2 MOSQUE
- 3 GUARDHOUSE
- 4 WATER FEATURE
- 5 TERRACE TYPE 1B
- 6 TERRACE TYPE 1A
- 7 CENTRAL PARK
- 8 FUTURE DEVELOPMENT

### BUILDING SCHEDULE

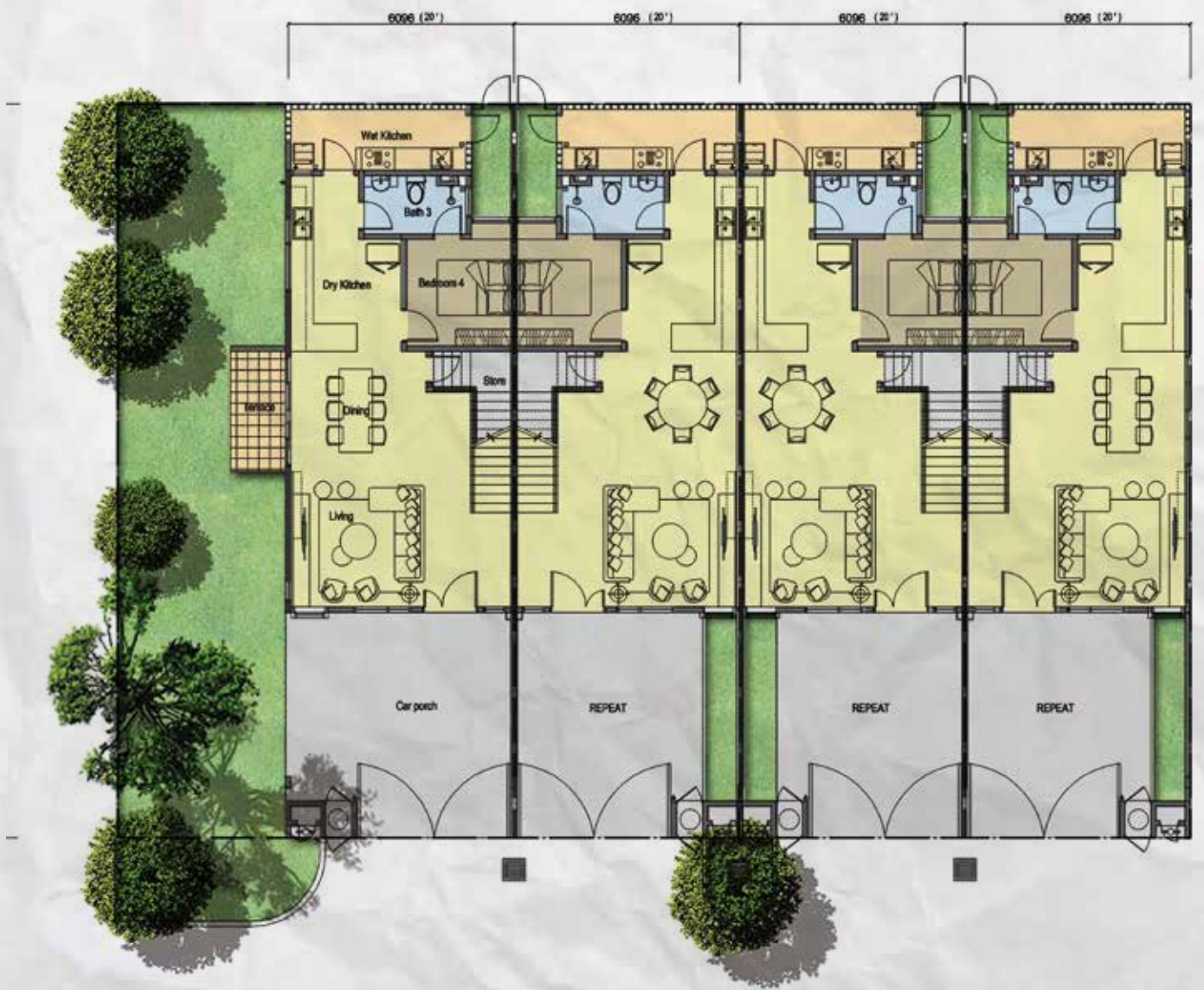
- STRUCTURE**
  - Reinforced Concrete
- WALL**
  - Clay / cement bricks / ventilation blocks
- ROOFING**
  - Roof tiles / metal deck
- CEILING**
  - Generally skim coat / plaster board / ceiling board
- WINDOWS**
  - Aluminium frame glass window
- DOORS**
  - Main Entrance
    - Timber door
  - Others
    - Aluminium frame glass sliding door
    - Louvres timber door
    - Metal grille door
- IRONMONGERY**
  - Quality lockset
- WALL FINISHES**
  - Internal
    - Plaster and paint
  - Kitchen
    - Selected tiles up to 7' height
  - All bathrooms
    - Selected tiles up to ceiling height
- FLOOR FINISHES**
  - Selected tiles to living and dining, kitchen, utility, all bathrooms, balconies and yard

### ELECTRICAL INSTALLATION

**ELECTRICAL POINTS**  
Lighting points, power points, fan points, TV point, telephone point, doorbell point, switch socket outlet, air conditioning point and water heater point

### SANITARY SCHEDULE

- (a) ALL BATHROOMS**  
Hand basin, water closet, hand bidet, shower
- (b) KITCHEN**  
Kitchen sink with tap
- (c) YARD**  
Washing machine tap



**FLOOR  
PLANS**  
(TYPE A)  
GROUND FLOOR



**FLOOR  
PLANS**  
(TYPE A)  
FIRST FLOOR



# FLOOR PLANS

(TYPE B)  
GROUND FLOOR



# FLOOR PLANS

(TYPE B)  
FIRST FLOOR