

EXPERIENCE **THE STELLAR LIFESTYLE** OF KUALA LUMPUR



BANGSAR
RESIDENSI

SERVICED RESIDENCES

FLAUNT YOUR INDIVIDUALITY

Introducing an individualistic approach to design, these city-nature abodes are intimately sized, with functional space and facilities that assert your individuality. Some call it a luxury; others call it a privilege.

At UDA Property, we call it home.



ILLUMINATE YOUR PASSION



38 Bangsar Residensi offers a privileged lifestyle embraced amidst the connectivity of urban public transportation.

Live within the heart of the city, nestled in an exclusive location with easy access to living the lifestyle that's truly you.



THE NEXUS OF CONNECTIVITY

Developed as single-block serviced apartments, **38 Bangsar Residensi** is poised to be an exceptional new-age urban residential address in Bangsar, KL. This 1.16-acre development is designed around a self-sustaining neighbourhood, with amenities that range from educational institutions and retail malls to healthcare and entertainment.

- Part of the affluent, established neighbourhood of Bangsar; and near to Mid Valley City, Mont' Kiara and Damansara Heights
- Close to Bukit Gasing Forest Reserve and Perdana Botanical Garden
- Only 150-meter walk to Bangsar LRT Station which transits to KL Sentral - Southeast Asia's largest railway station & transport hub

Artist's impression



Artist's impression

Lose yourself in the infinity pool. Rejuvenate your body & mind at the gymnasium. Indulge in cascading terraces of the facility podiums.

Come home to your very own sanctuary and unwind at the scenic rooftop garden at 38 Bangsar Residensi.

Up here, life is beautiful.



2 facility podiums
with infinity pool, gymnasium,
jogging track and more



Artist's impression

CORRIDOR OF COMMUNAL BONDING

Recreation is an integral part of **38 Bangsar Residensi**. Comprehensive, urban facilities are available on levels 9 and 38 respectively.

- Single block, 38 storeys, 278 serviced apartments
- Built-up area from 580 - 1,442 sq. ft.
- A wide range of resort-inspired facilities



Rooftop garden
for social bonding
& recreation



24-hour security
system for
peace-of-mind living



150m walk to
Bangsar
LRT station



Direct access to
Sprint Highway
& Kerinchi Link

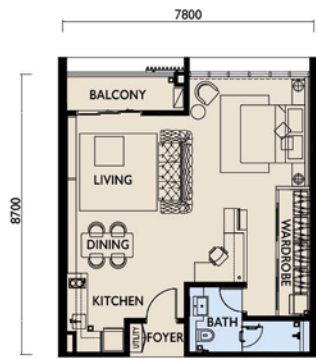


By the developer of the
award-winning Gaya
Bangsar and Anggun KL

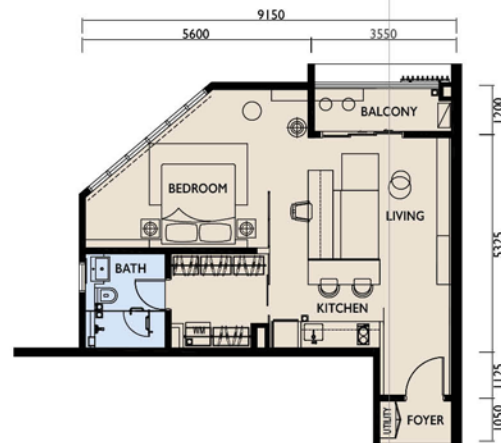
FLOOR PLANS



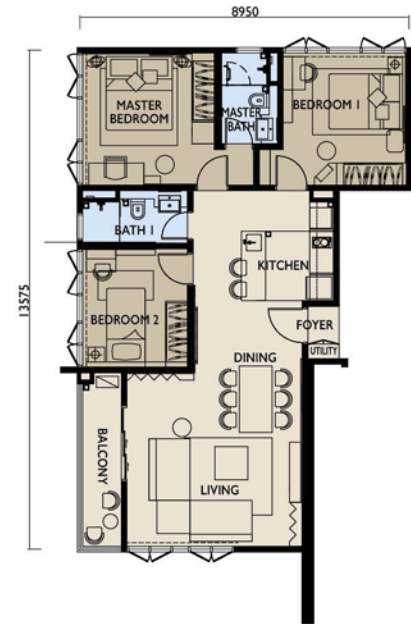
TYPE A1
580 sq. ft. (53.88 sq. m.)



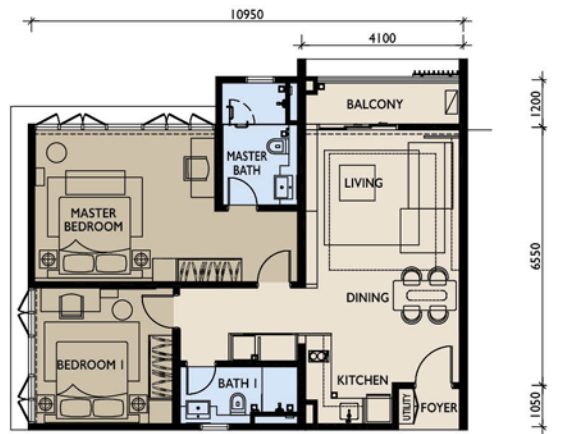
TYPE A2
720 sq. ft. (66.89 sq. m.)



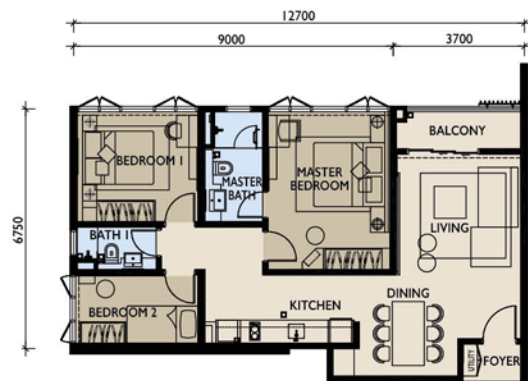
TYPE A3
635 sq. ft. (58.99 sq. m.)



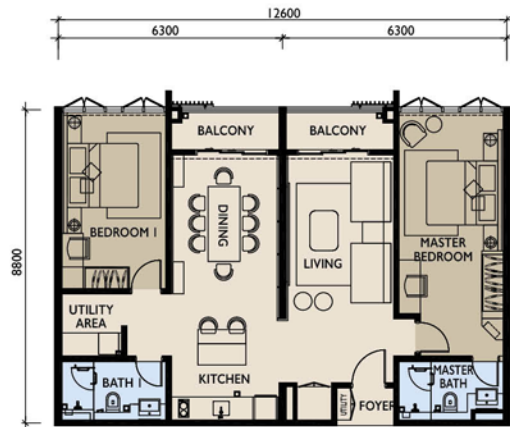
TYPE B
1,045 sq. ft. (97.08 sq. m.)



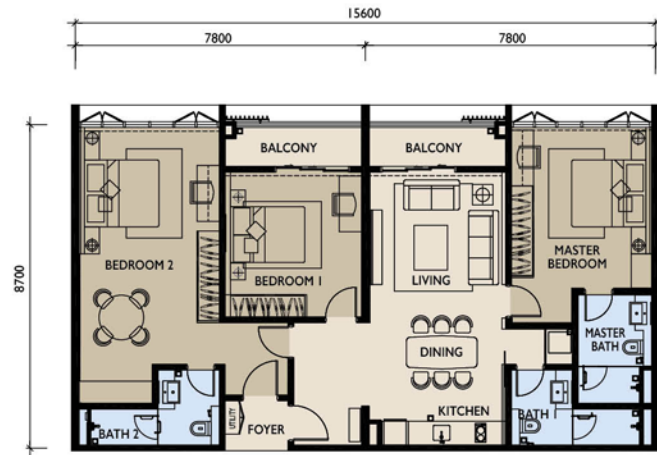
TYPE C
965 sq. ft. (89.65 sq. m.)



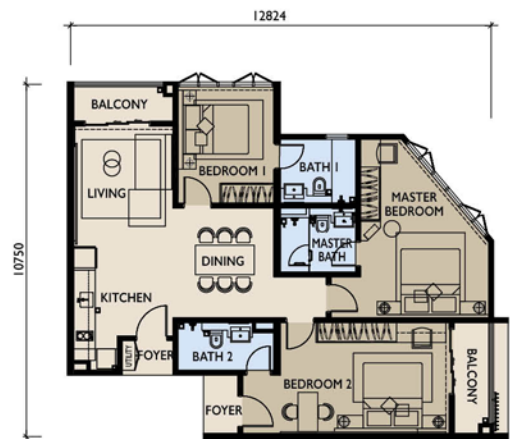
TYPE C1
960 sq. ft. (89.19 sq. m.)



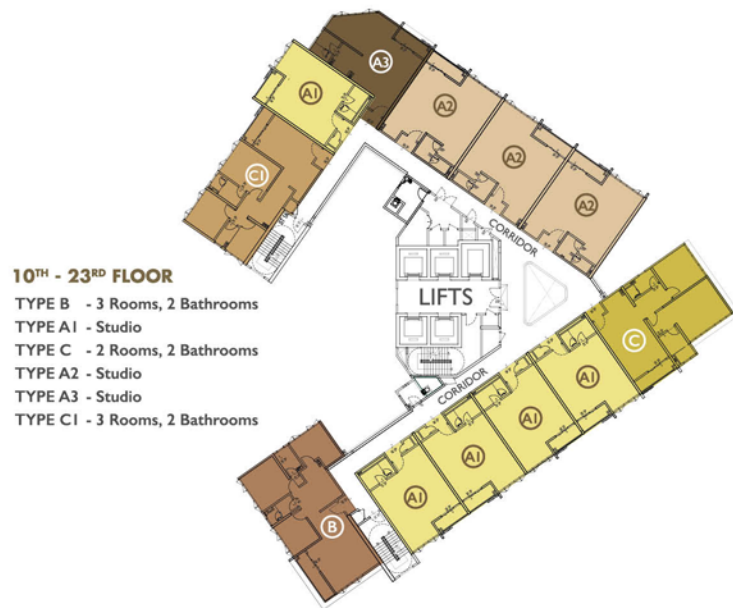
TYPE D
1,185 sq. ft. (110.09 sq. m.)



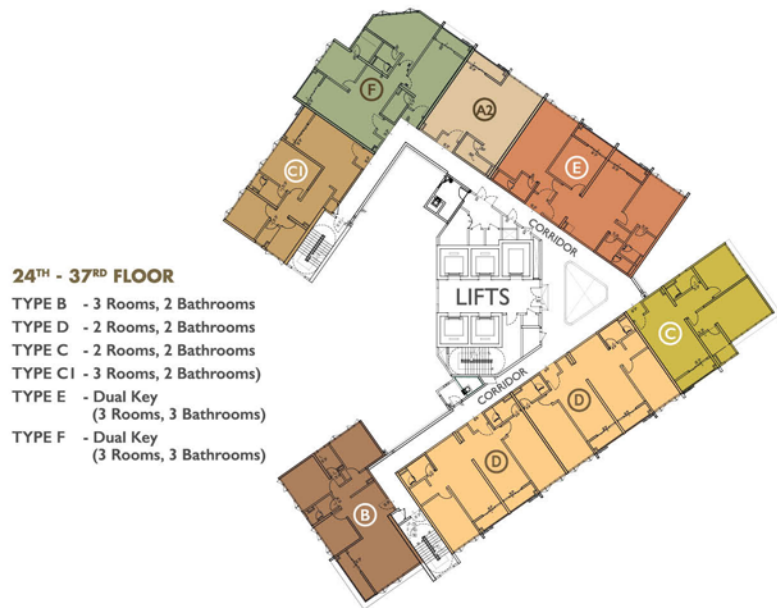
TYPE E
1,442 sq. ft. (133.97 sq. m.)



TYPE F
1,225 sq. ft. (113.81 sq. m.)



10TH - 23RD FLOOR
TYPE B - 3 Rooms, 2 Bathrooms
TYPE A1 - Studio
TYPE C - 2 Rooms, 2 Bathrooms
TYPE A2 - Studio
TYPE A3 - Studio
TYPE C1 - 3 Rooms, 2 Bathrooms



24TH - 37RD FLOOR
TYPE B - 3 Rooms, 2 Bathrooms
TYPE D - 2 Rooms, 2 Bathrooms
TYPE C - 2 Rooms, 2 Bathrooms
TYPE C1 - 3 Rooms, 2 Bathrooms
TYPE E - Dual Key (3 Rooms, 3 Bathrooms)
TYPE F - Dual Key (3 Rooms, 3 Bathrooms)

FLOOR LAYOUT PLANS

BUILDING SPECIFICATIONS

STRUCTURE	Reinforced Concrete
WALL	Reinforced Concrete / Light Weight Block
ROOF FRAMING	Reinforced Concrete
DOORS	Fire Rated Door (Main Entrance) Timber/Glass (Other Doors)
WINDOW	Aluminium Frame
IRONMONGERY	Quality Lockset
FLOOR FINISHES	Quality Tiles (Foyer, Kitchen, Dining, Living, Bedrooms, Bathrooms, and Balcony)
SANITARY FITTING	Quality Sanitary Wares
WALL FINISHES	Quality Tiles (Bathrooms and Kitchen) Plaster and Paint (Others)

ELECTRICAL INSTALLATION

DESCRIPTION	QUANTITY														
	A1	A2	A3	B	C	C1	D	E	F						
Light point	10	9	10	12	12	14	16	21	15						
13A switch socket outlet	10	10	11	12	11	13	13	13	13						
15A switch socket outlet	1	1	1	1	1	1	1	1	1						
Ceiling fan point	2	2	2	4	3	4	4	4	4						
Water heater point	1	1	1	2	2	2	2	3	3						
TV point	1	1	1	1	1	1	1	1	1						
Fibre wall socket point	1	1	1	1	1	1	1	1	1						
Air conditioning point	2	2	2	4	3	4	4	4	5						
Bell point	1	1	1	1	1	1	1	1	1						
Intercom socket point	1	1	1	1	1	1	1	1	1						



BANGSAR'S PREMIER HUB CONNECTED BY RAIL & ROAD IN ONE LOCATION

Connectivity

- Bangsar LRT Station
- SPRINT Highway
- Kerinchi Link
- New Pantai Expressway
- Federal Highway

Retail

- Nu Sentral Shopping Mall
- MidValley Megamall
- The Gardens Shopping Mall
- Bangsar Shopping Village
- Bangsar Shopping Centre

Education

- Beacon House Sri Inai International School
- SMK Bangsar
- SK La Salle Brickfields
- Sekolah Seri Bunga Raya
- SK St Teresa Brickfields

Healthcare

- Mahameru International Medical Centre
- Pantai Hospital

Recreation

- TPC Kuala Lumpur (formerly known as KLGCC)
- Perdana Botanical Garden

Another Prestigious Project By:



Developed By:



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RESIDENSI 38 BANGSAR SALES GALLERY
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One JSI Development Sdn. Bhd. (1110369-U), Tingkat 2, 14, Jalan Suasana 8/4, Bandar Tun Hussein Onn, 43200, Cheras Selangor Darul Ehsan. *Tel*: 03 9074 6188. *Lesen Pemaju Perumahan*: 14069-2/03-2023/0282(L). *Sah Dari*: 30/03/2021 – 29/03/2023. *Jenis Pegangan Tanah*: Pajakan 99 Tahun Berakhir pada (03/12/2085). *Perihal Kediaman*: Pangasapuri Servis. *Jumlah Unit*: 278. *Harga Jualan*: RM763,333.00 (Min) – RM1,906,667.00 (Maks). *Tarikh Dijangka Siap*: Januari 2024. *Pihak Berkua Tempatan*: Dewan Bandaraya Kuala Lumpur (DBKL). *No Kelulusan Pelan Bangunan*: BP SI OSC 2019 2902. *Tempat Letak Kereta*: 1 Unit. *Diskaun Bumiputera*: 5%. *Bebanan (Gadaian Tanah)*: Tiada. *Sekatan Kepentingan*: Tanah ini tidak boleh dipindah milik, dipajak atau digadai tanpa kebenaran Jawatankuasa Kerja Tanah Wilayah Persekutuan Kuala Lumpur. *IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA*

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